



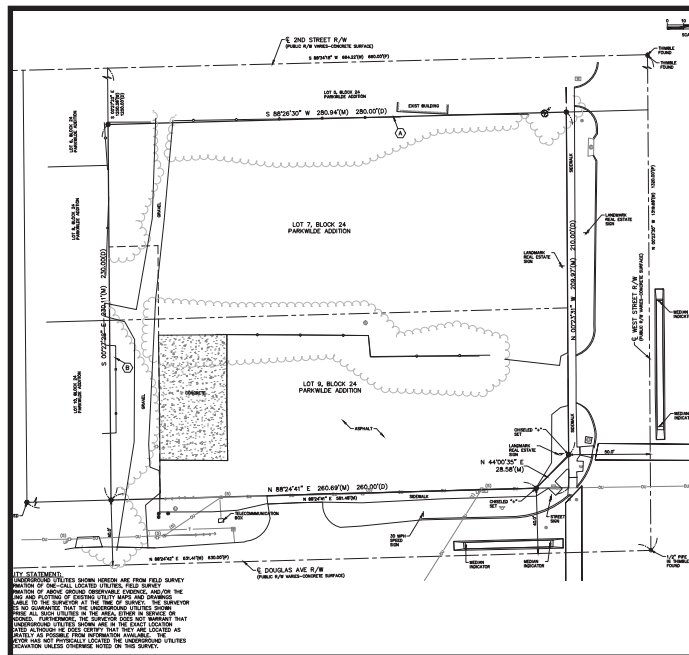
LANDMARK
COMMERCIAL
REAL ESTATE

N. WEST ST LAND AVAILABLE SALE OR BUILD-TO-SUIT

105 N West St. Wichita, KS



- **Location:** NWC of West St. & Douglas Ave.
- **Lot Size:** 60,500 sq. ft.
- **Sale Price:** \$544,500
- **2017 Taxes:** \$4,635.76
- **Zoning:** General Commercial
- **Offers approx. 230' of West St. frontage**
- **Great retail or restaurant site**
- **Located on busy West Street and close to major highways (Kellogg/US-54 & I-235)**
- **Area Neighbors:** Super Car Guys, Sonic, West Street Burgers, Jimmy's Egg, QuikTrip, Dunkin Donuts, Starbucks and many more!



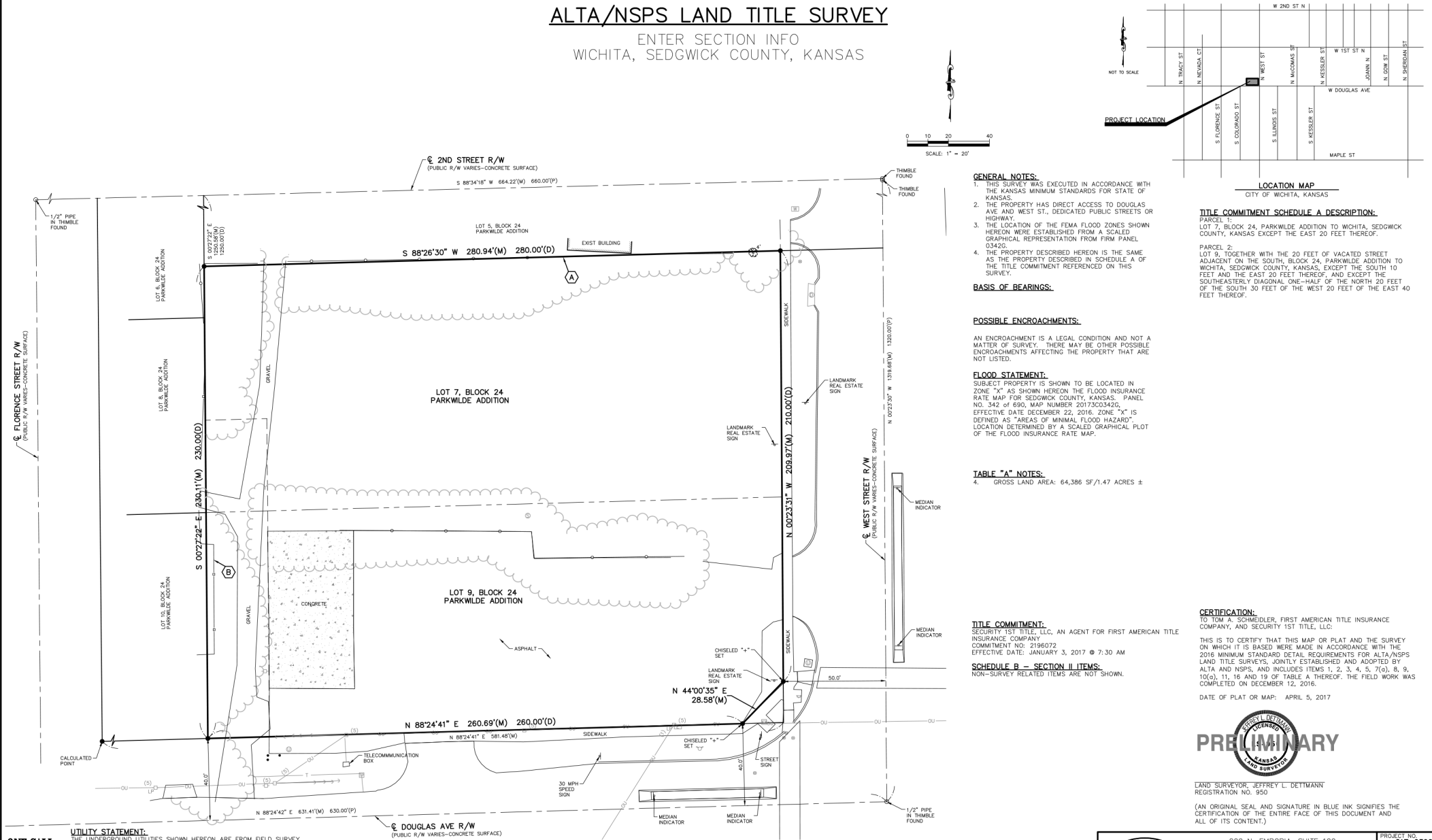
For More Information:

Brad Saville, CCIM
Office: 316-262-2442

bsaville@landmarkrealestate.net

ALTA/NSPS LAND TITLE SURVEY

ENTER SECTION INFO
WICHITA, SEDGWICK COUNTY, KANSAS



UTILITY STATEMENT:
THE UNDERGROUND UTILITIES SHOWN HEREON ARE FROM FIELD SURVEY INFORMATION OF ONE-CALL LOCATED UTILITIES, FIELD SURVEY INFORMATION OF ABOVE GROUND OBSERVABLE EVIDENCE, AND/OR THE SCALING AND PLOTTING OF EXISTING UTILITY MAPS AND DRAWINGS AVAILABLE TO THE SURVEYOR AT THE TIME OF SURVEY. THE SURVEYOR MAKES NO GUARANTEE THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. FURTHERMORE, THE SURVEYOR DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED ALTHOUGH HE DOES CERTIFY THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM INFORMATION AVAILABLE. THE SURVEYOR HAS NOT PHYSICALLY LOCATED THE UNDERGROUND UTILITIES BY EXCAVATION UNLESS OTHERWISE NOTED ON THIS SURVEY.

200 N. EMPORIA, SUITE 100
WICHITA, KANSAS 67202
PH. (316) 440-4304 | FAX (316) 440-4309
wh@kveg.com | www.kveg.com

PROJECT NO: **G17-0396**
DRAWN BY: **JSB**
CHECKED BY: **JLD**
CFN: **0396ALTA**
SHEET: **1 OF 1**

PREPARED FOR:

KAW VALLEY ENGINEERING, INC. IS AUTHORIZED TO OFFER SURVEYING SERVICES BY KANSAS STATE CERTIFICATE OF AUTHORIZATION NO. LS-20. EXPIRES: 12/31/18