



LANDMARK
COMMERCIAL
REAL ESTATE



FREESTANDING RESTAURANT BUILDING AVAILABLE FOR LEASE

2424 N Maize Rd, Wichita, KS 67205

PROPERTY SUMMARY

LEASE RATE: \$25.75 PSF NNN

Address 2424 N Maize Rd, Wichita, KS 67205

Building Size 6,498 sq. ft.

Lot Size 77,776 sq. ft. (1.79 acre)

Year Built 2006

Zoning Limited Commercial

Parking approx. 140 stalls

Equipment Hoods, coolers and HVAC remain

Frontage 215' on Maize Road

Traffic Count 44,623 VPD at 21st and Maize Rd



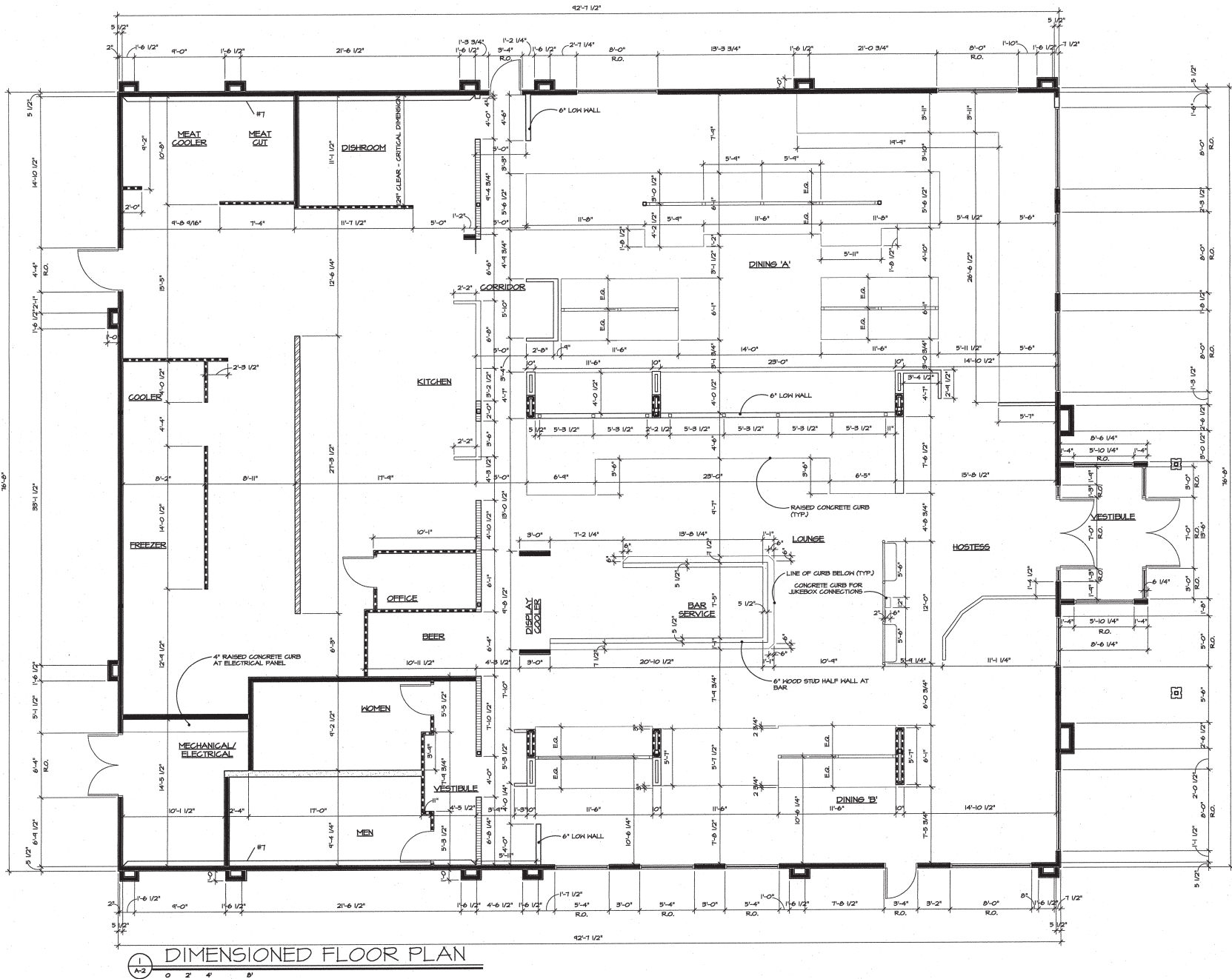
DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Population	10,906	55,157	98,113
Households	3,706	20,946	37,989
Avg HH Income	\$118,744	\$111,636	\$102,902

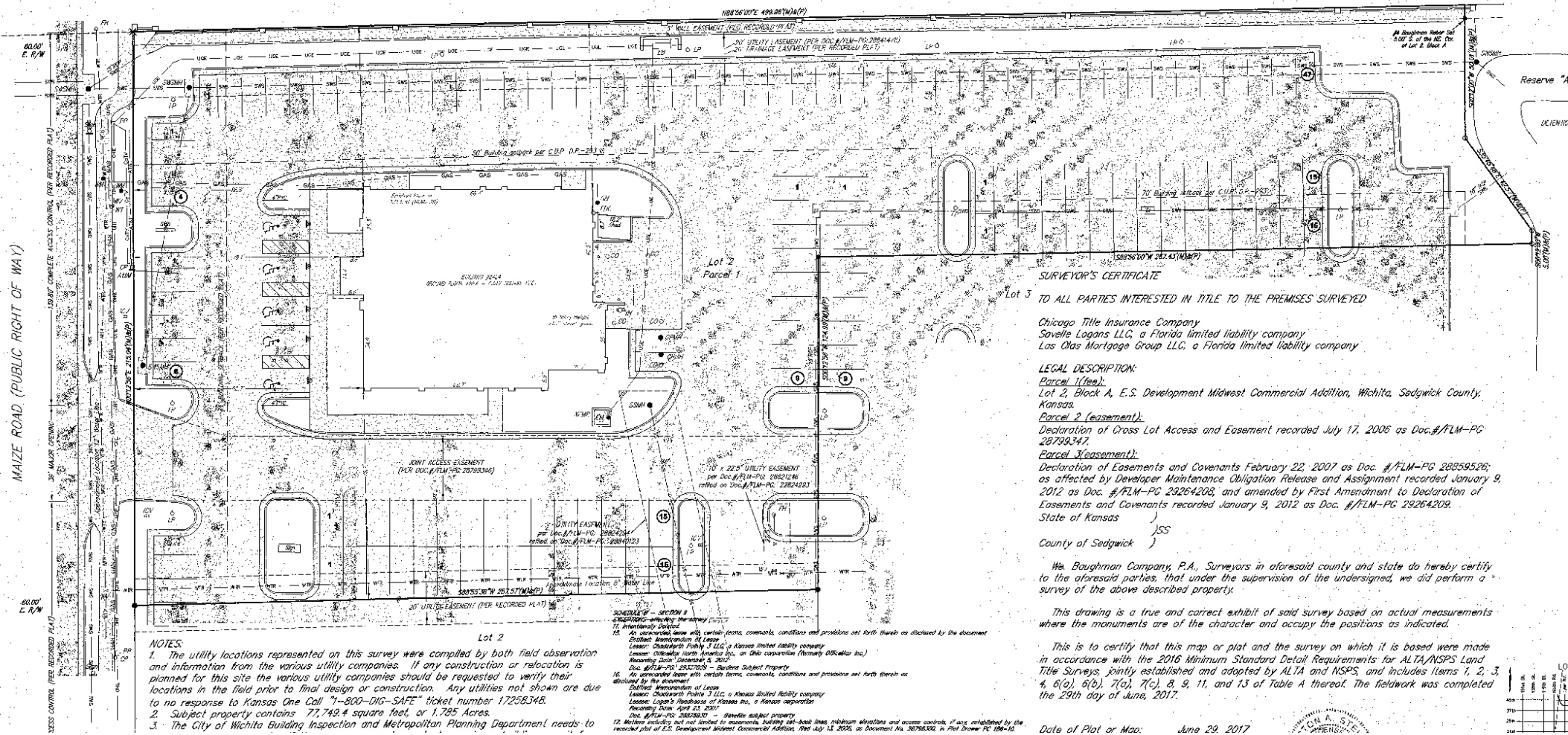
PROPERTY PHOTOS



FLOOR PLAN



SITE PLAN



SURVEYOR'S CERTIFICATE
 TO ALL PARTIES INTERESTED IN TITLE TO THE PREMISES SURVEYED

Chicago Title Insurance Company
 Sovelle Logans LLC, a Florida limited liability company
 Las Olas Mortgage Group LLC, a Florida limited liability company

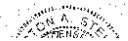
LEGAL DESCRIPTION:
Parcel 1 (fee):
 Lot 2, Block A, E.S. Development Midwest Commercial Addition, Wichita, Sedgewick County, Kansas.
Parcel 2 (easement):
 Declaration of Cross Lot Access and Easement recorded July 17, 2006 as Doc. #/FLM-PG 28798347.
Parcel 3 (easement):
 Declaration of Easements and Covenants February 22, 2007 as Doc. #/FLM-PG 28859526; as affected by Developer Maintenance Obligation Release and Assignment recorded January 9, 2012 as Doc. #/FLM-PG 29264208, and amended by First Amendment to Declaration of Easements and Covenants recorded January 9, 2012 as Doc. #/FLM-PG 29264209.
 State of Kansas)
 County of Sedgewick)

We, Baughman Company, P.A., Surveyors in aforesaid county and state do hereby certify to the aforesaid parties, that under the supervision of the undersigned, we did perform a survey of the above described property.

This drawing is a true and correct exhibit of said survey based on actual measurements where the monuments are of the character and occupy the positions as indicated.

This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2016 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes Items 1, 2, 3, 4, 6(a), 6(b), 7(a), 7(c), 8, 9, 11, and 13 of Table A thereof. The fieldwork was completed the 29th day of June, 2017.

Date of Plot or Map: June 29, 2017



NOTES:
 1. The utility locations represented on this survey were compiled by both field observation and information from the various utility companies. If any construction or relocation is planned for this site the various utility companies should be requested to verify their locations in the field prior to final design or construction. Any utilities not shown are due to no response to Kansas One Call 7-800-DIG-SAFE ticket number 17258348.
 2. Subject property contains 77,749.4 square feet, or 1.785 Acres.
 3. The City of Wichita Building Inspection and Metropolitan Planning Department needs to

NOTES TO SURVEY:
 1. Surveyed area with certain terms, comments, conditions and provisions set forth therein as disclosed by the document.
 2. Easement: Memorandum of Lease
 Lessee: Chicago Title Insurance Company
 Lessor: Chicago Title Insurance Company, a Kansas limited liability company
 Recording Date: December 5, 2007
 Doc. #/FLM-PG 28327828 - Boreland Subject Property
 16. No unrecorded issue with certain terms, comments, conditions and provisions set forth therein as disclosed by the document.
 Easement: Memorandum of Lease
 Lessee: Chicago Title Insurance Company, a Kansas limited liability company
 Lessor: Logan's Ranchhouse of Kansas Inc., a Kansas corporation
 Recording Date: April 21, 2007
 Doc. #/FLM-PG 28527807 - Boreland Subject Property
 17. All other utilities not shown on this survey are shown in minimum detail and accurate controls, if any, indicated by the recorded plat of E.S. Development Midwest Commercial Addition, Plot July 13, 2006, as Document No. 28798348, in Plot Drawn PG 126-10.



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ABOUT LANDMARK

Landmark Commercial Real Estate, Inc. has extensive experience in the leasing and sales of retail, office, restaurant and industrial properties, as well as property management. We represent both Owners and Tenants/Buyers. Our extensive experience with both sides of the transaction gives us added insight in negotiating transactions that work for both parties. Landmark Commercial Real Estate maintains a large property database, which we utilize to provide Tenants with quick and reliable information. Landmark is also experienced in all phases of commercial real estate development including evaluation, conception, site selection, site planning, developmental services, construction management and leasing.

Landmark prides itself on our success in focusing on leasing and marketing properties for sale, lease and development. Many of the properties we handle are owned by institutional owners, investors and developers, who demand a high level of reporting and results. We are selective in the Listings that we accept, and we provide a commitment to results through implementation of a strategic marketing plan on every property.

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