

# 1759 SOUTH HILLSIDE ROAD

WICHITA, KS 67211

## EXECUTIVE SUMMARY



### OFFERING SUMMARY

Available SF: 2,416 SF

Lease Rate: Negotiable

Building Size: 10,014 SF

### PROPERTY OVERVIEW

Strong visibility on the northwest corner of E Funston St and S Hillside St with up to 2776 Sq Ft available



Presented By:

Legacy Commercial Property

847.904.9200  
Info@legacypro.com

**Shawn Krisher**

Regional Vice President  
847.400.7320

shawn.krisher@highlandventuresltd.com



**LEGACY**  
COMMERCIAL PROPERTY

2500 Lehigh Ave  
Glenview, IL 60026  
http://legacypro.com

# 1759 SOUTH HILLSIDE ROAD

WICHITA, KS 67211

ADDITIONAL PHOTOS



Presented By:

Legacy Commercial Property

847.904.9200  
Info@legacypro.com

**Shawn Krisher**

Regional Vice President  
847.400.7320

shawn.krisher@highlandventuresltd.com



**LEGACY**  
COMMERCIAL PROPERTY

2500 Lehigh Ave  
Glenview, IL 60026  
<http://legacypro.com>

# 1759 SOUTH HILLSIDE ROAD

WICHITA, KS 67211

PLANS



## LEGEND

Available

Unavailable

## LEASE INFORMATION

Lease Type: NNN

Total Space: 2,416 SF

Lease Term: Negotiable

Lease Rate: Negotiable

## AVAILABLE SPACES

SUITE	TENANT	SIZE	TYPE	RATE	DESCRIPTION
1759 S Hillside St	Dollar General	7,238 SF	NNN	-	-
1759 S Hillside St	Available	2,416 SF	NNN	Negotiable	-

Presented By:

Legacy Commercial Property

847.904.9200  
Info@legacypro.com

**Shawn Krisher**

Regional Vice President  
847.400.7320

shawn.krisher@highlandventuresltd.com



**LEGACY**  
COMMERCIAL PROPERTY

2500 Lehigh Ave  
Glenview, IL 60026  
http:legacypro.com

# 1759 SOUTH HILLSIDE ROAD

WICHITA, KS 67211

## RETAILER MAP



Presented By:

Legacy Commercial Property

847.904.9200

Info@legacypro.com

Shawn Krisher

Regional Vice President

847.400.7320

shawn.krisher@highlandventuresltd.com



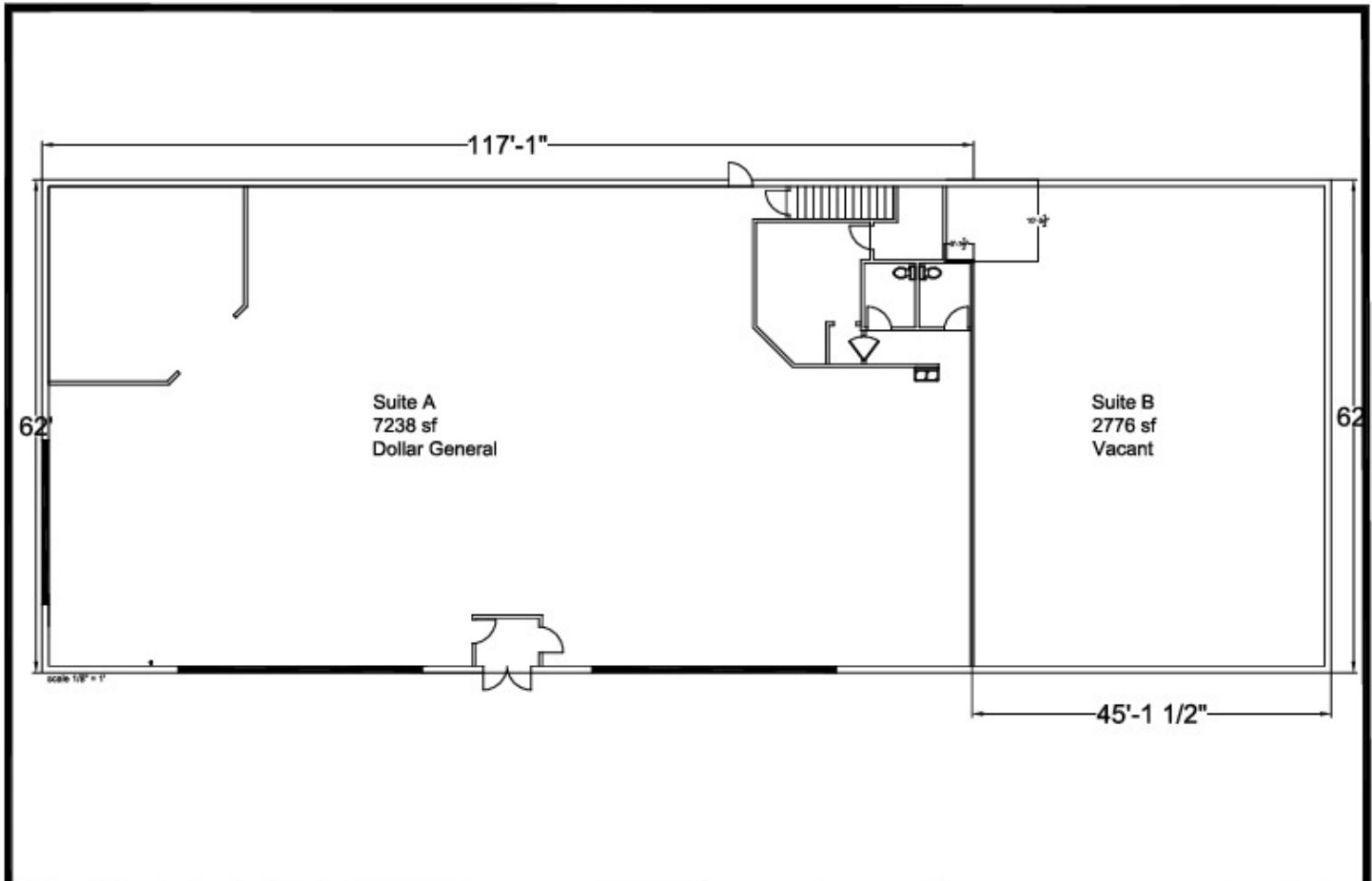
**LEGACY**  
COMMERCIAL PROPERTY

2500 Lehigh Ave  
Glenview, IL 60026  
http://legacypro.com

# 1759 SOUTH HILLSIDE ROAD

WICHITA, KS 67211

FLOOR PLANS



**#462 Wichita, KS**  
1759 S HILLSIDE ROAD, WICHITA, KS 67211

Floor Plan

**\*EXISTING CONDITIONS: V.L.F.**  
Verify all dimensions and conditions in the field. Any discrepancies in these drawings shall be brought to the attention of the owner's representative prior to the submittal of plan sets for owner and city review. Failure to do so will not be an acceptable reason for change orders.

Date: 12/24/2020  
Drawn By: DD

Presented By:

Legacy Commercial Property

847.904.9200  
Info@legacypro.com

**Shawn Krisher**

Regional Vice President  
847.400.7320

shawn.krisher@highlandventuresltd.com



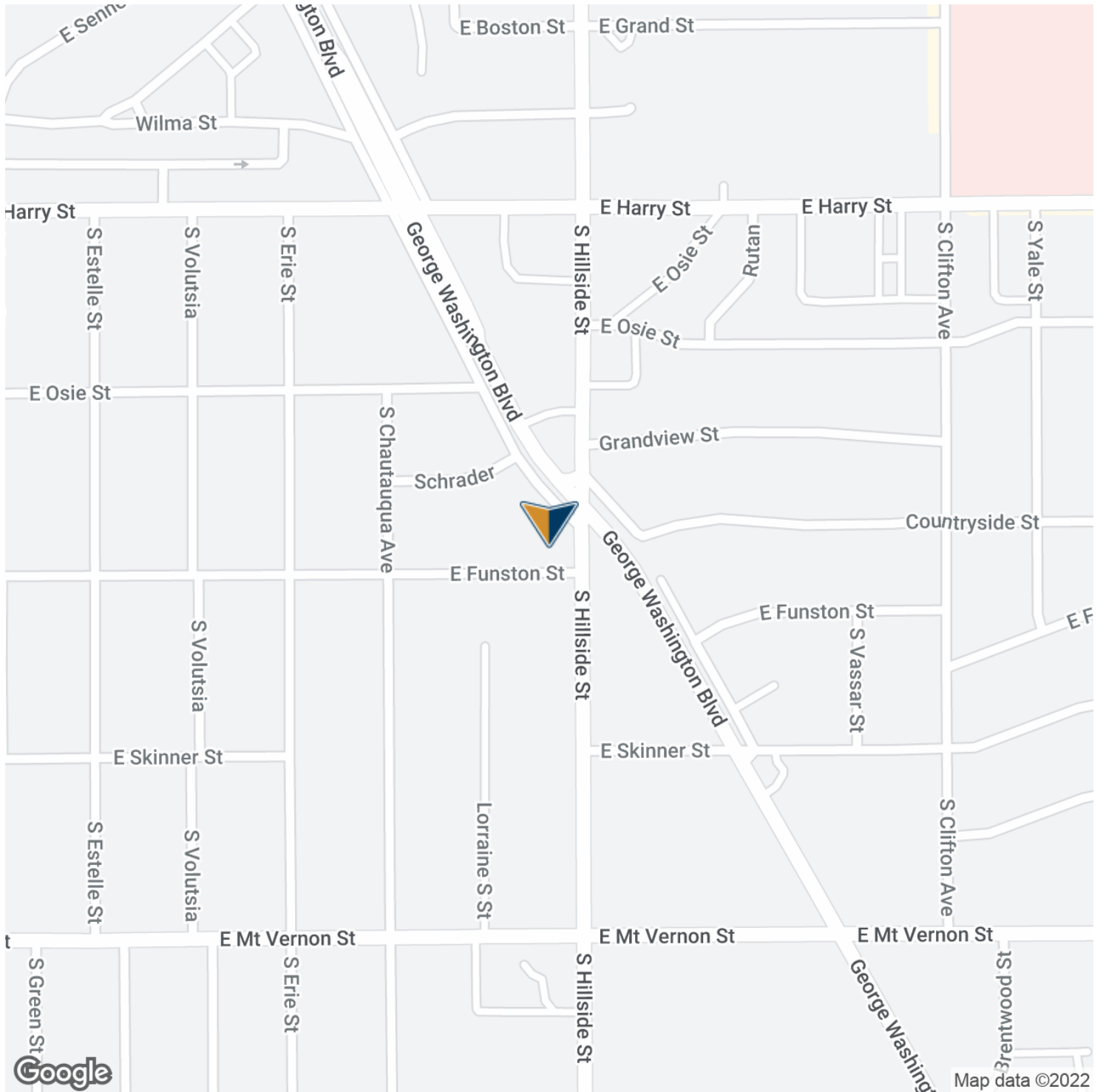
**LEGACY**  
COMMERCIAL PROPERTY

2500 Lehigh Ave  
Glenview, IL 60026  
http://legacypro.com

# 1759 SOUTH HILLSIDE ROAD

WICHITA, KS 67211

LOCATION MAPS



Presented By:

Legacy Commercial Property

847.904.9200

Info@legacypro.com

**Shawn Krisher**

Regional Vice President

847.400.7320

shawn.krisher@highlandventuresltd.com



**LEGACY**

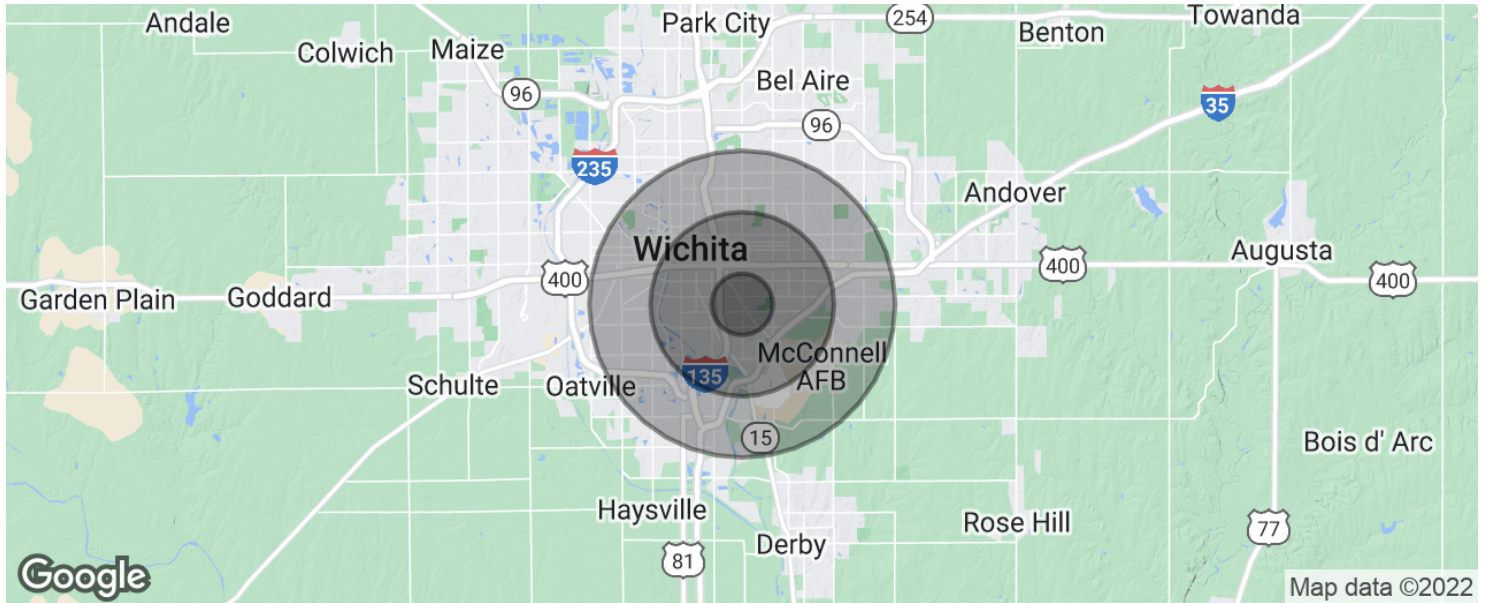
COMMERCIAL PROPERTY

2500 Lehigh Ave  
Glenview, IL 60026  
<http://legacypro.com>

# 1759 SOUTH HILLSIDE ROAD

WICHITA, KS 67211

## DEMOGRAPHICS MAP & REPORT



POPULATION	1 MILE	3 MILES	5 MILES
Total population	11,049	96,694	224,439
Median age	40.2	32.9	32.7
Median age (Male)	35.3	31.8	32.0
Median age (Female)	43.8	33.8	33.4
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	4,812	40,608	92,127
# of persons per HH	2.3	2.4	2.4
Average HH income	\$43,594	\$42,652	\$46,112
Average house value	\$92,182	\$97,863	\$113,119

\* Demographic data derived from 2020 ACS - US Census

Presented By:

Legacy Commercial Property

847.904.9200  
Info@legacypro.com

**Shawn Krisher**

Regional Vice President  
847.400.7320

shawn.krisher@highlandventuresltd.com



**LEGACY**  
COMMERCIAL PROPERTY

2500 Lehigh Ave  
Glenview, IL 60026  
http:legacypro.com