

# 409 NORTH BUCKEYE AVE.

ABILENE, KS 67410

## PROPERTY SUMMARY



### PROPERTY DESCRIPTION

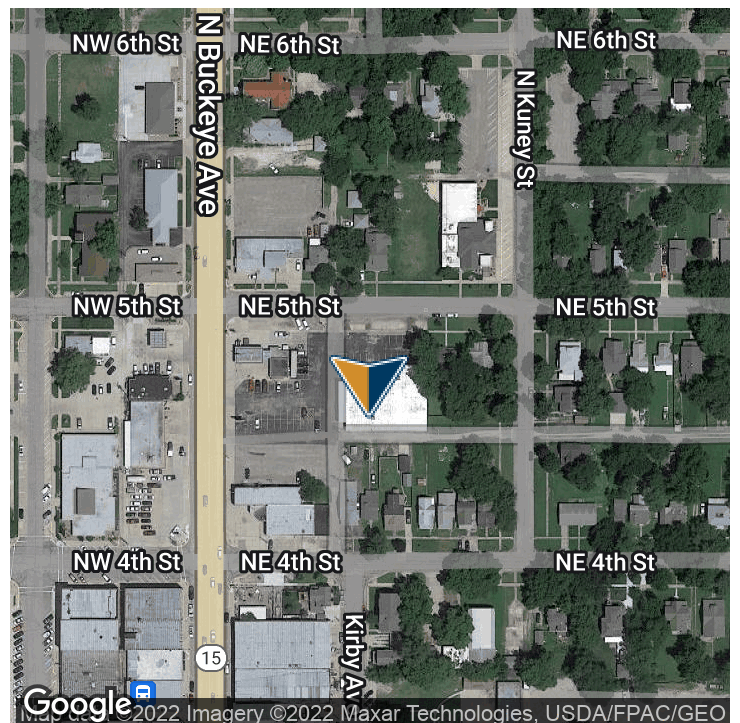
Strong visibility on the southeast corner of N Buckeye Ave and NE 5th St with up to 1500 Sq Ft available

### OFFERING SUMMARY

Lease Rate:	Negotiable
Number of Units:	3
Available SF:	1,500 SF
Building Size:	12,563 SF

SPACES	LEASE RATE	SPACE SIZE
409 N Buckeye Ave	Negotiable	1,500 SF

DEMOGRAPHICS	1 MILE	5 MILES	10 MILES
Total Households	738	3,799	4,938
Total Population	1,933	10,052	13,015
Average HH Income	\$57,176	\$56,151	\$56,470



Presented By:

Legacy Commercial Property

847.904.9200  
info@legacypro.com

Shawn Krisher

Regional Vice President  
847.400.7320

shawn.krisher@highlandventuresltd.com



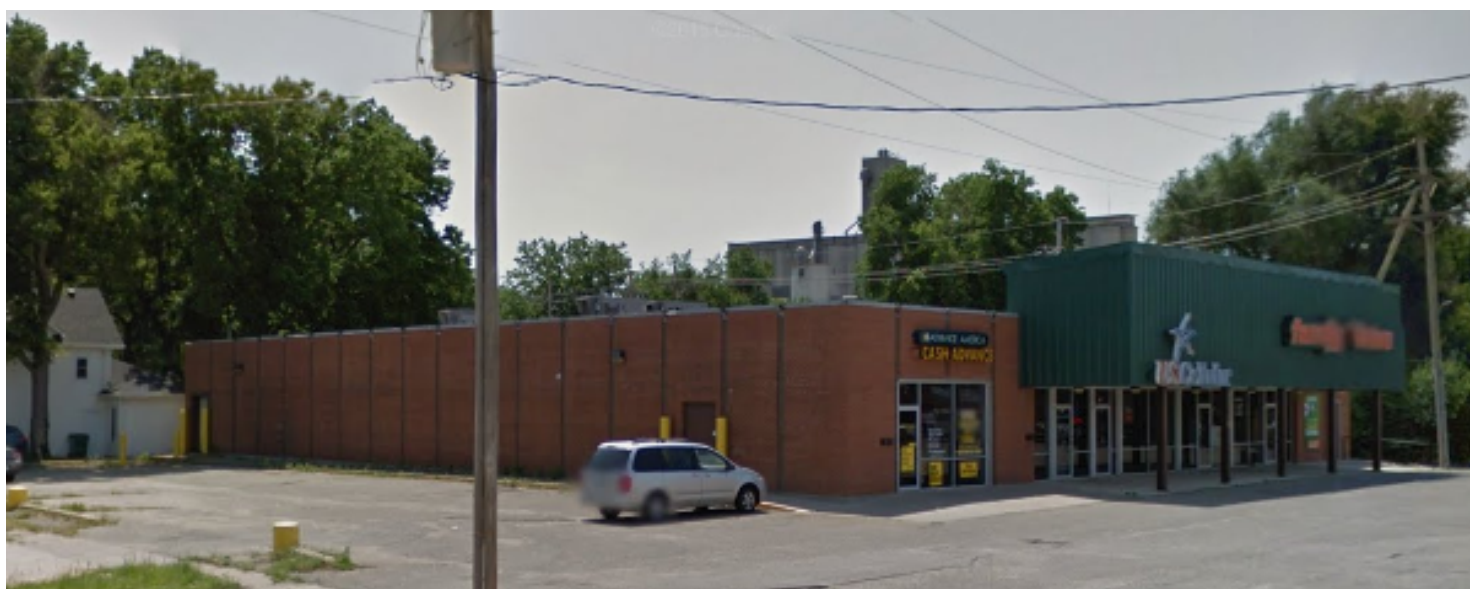
**LEGACY**  
COMMERCIAL PROPERTY

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

# 409 NORTH BUCKEYE AVE.

ABILENE, KS 67410

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



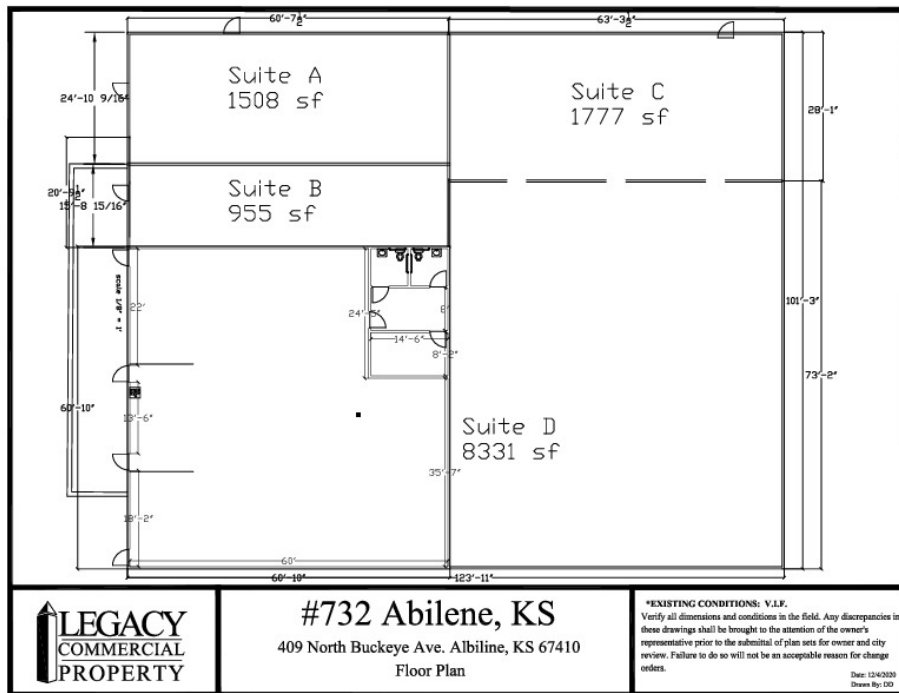
**LEGACY**  
COMMERCIAL PROPERTY

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

# 409 NORTH BUCKEYE AVE.

ABILENE, KS 67410

SITE PLANS



Presented By:

Legacy Commercial Property

Shawn Krisher

Regional Vice President

847.904.9200

847.400.7320

info@legacypro.com

shawn.krisher@highlandventuresltd.com



**LEGACY**  
COMMERCIAL PROPERTY

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

# 409 NORTH BUCKEYE AVE.

ABILENE, KS 67410

## RENT ROLL

TENANT NAME	UNIT NUMBER	UNIT SIZE (SF)	% OF GLA	PRICE PER SF/YR
Selectel Wireless	413	955	7.6	\$0.00
Dollar General	409	10,108	80.46	\$0.00
Vacant	415C	1,500	11.94	\$0.00
<b>Totals/Averages</b>		<b>12,563</b>		<b>\$0.00</b>

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