

For Lease – Restaurant & Retail/Service Space on East Kellogg



Address: 6821 E. Kellogg, Wichita, Kansas

Building Size: Approximately 24,000 sq. ft.

Total Available Space:

6821 E. Kellogg: 4,563 sq. ft.

6829 E. Kellogg: 5,435 sq. ft.

Zoning: Limited Commercial

Parking: 100 ± spaces

Demographics:

Average HH Income

1 Mile 3 Mile 5 Mile

\$67,405 \$64,271 \$61,127

Population

1 Mile 3 Mile 5 Mile

10,810 89,283 175,977

Lease Rate:

6821 E. Kellogg: \$3,000.00/Month, NNN

6829 E. Kellogg: \$4,500.00/Month, NNN

Minimum Lease Term: 3 years

Estimated Taxes/Insurance & CAM: \$3.00 per sq. ft.



Comments: Strip center with great Kellogg visibility and access. The retail space is wide open with a back room and restrooms. The restaurant was formerly Sal's Japanese Steakhouse and comes turn key. This space includes all kitchen equipment, fully operational hood, seating, cocktail bar, sushi bar, indoor koi pond, built in fish tank and 12 hibachi grills! Great opportunity to have a restaurant close to Kellogg and Rock Road, near Towne East Mall.

Contact:

Krista Lowry-Racine

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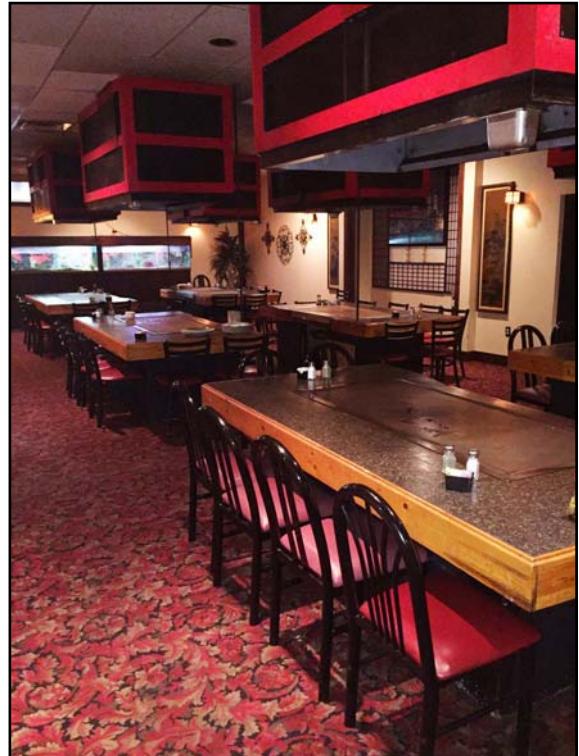
Kristin Stang

Direct: 316-292-3971

kstang@weigand.com

Interior Photos

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Offered By:
J.P. Weigand & Sons, Inc. ■ 150 N. Market, Wichita, KS 67202
(316) 262-6400 ■ www.weigandcommercial.com

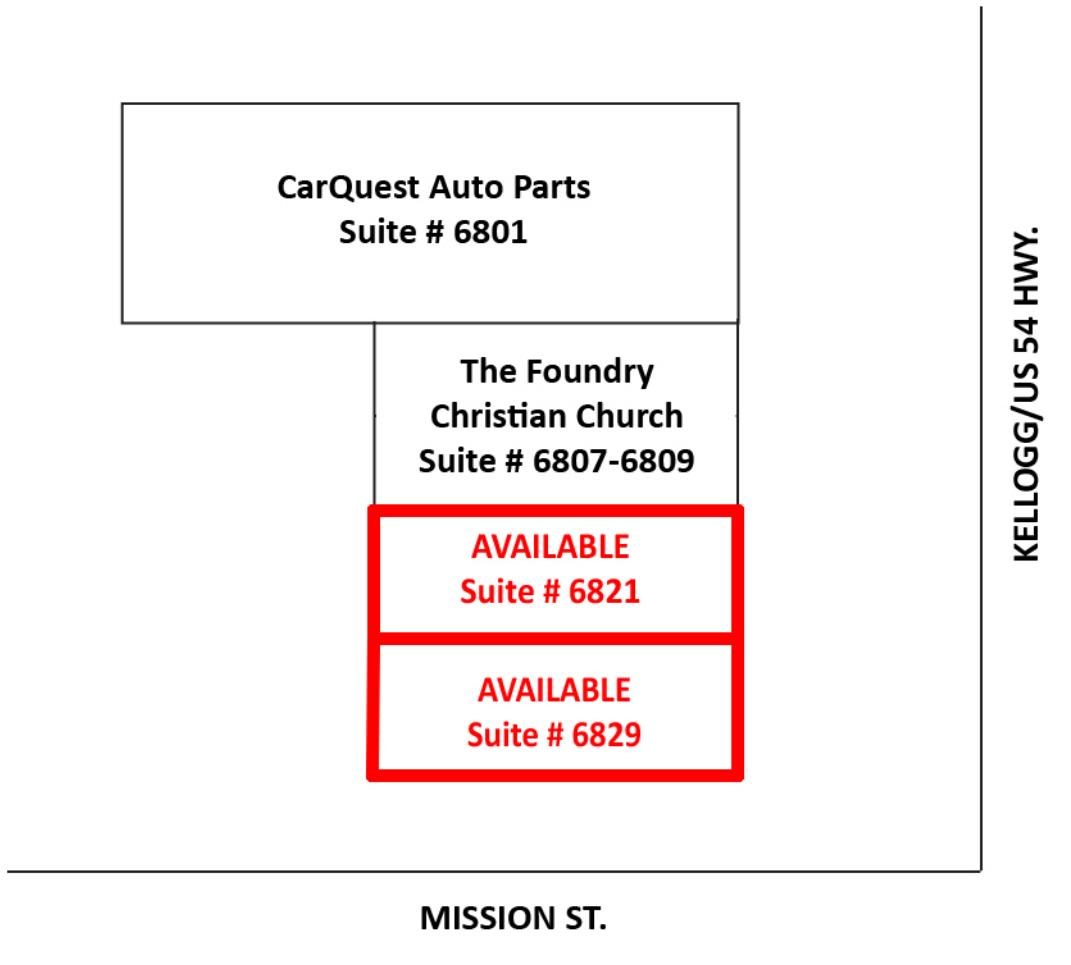
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Site Plan

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Two Suites Available



<u>Suite #</u>	<u>Tenant</u>	<u>Square Footage</u>
6801	CarQuest	9,400 sq. ft.
6807-09	The Foundry Christian Church	5,000 sq. ft.
6821	AVAILABLE	4,563 sq. ft.
6829	AVAILABLE	5,435 sq. ft.

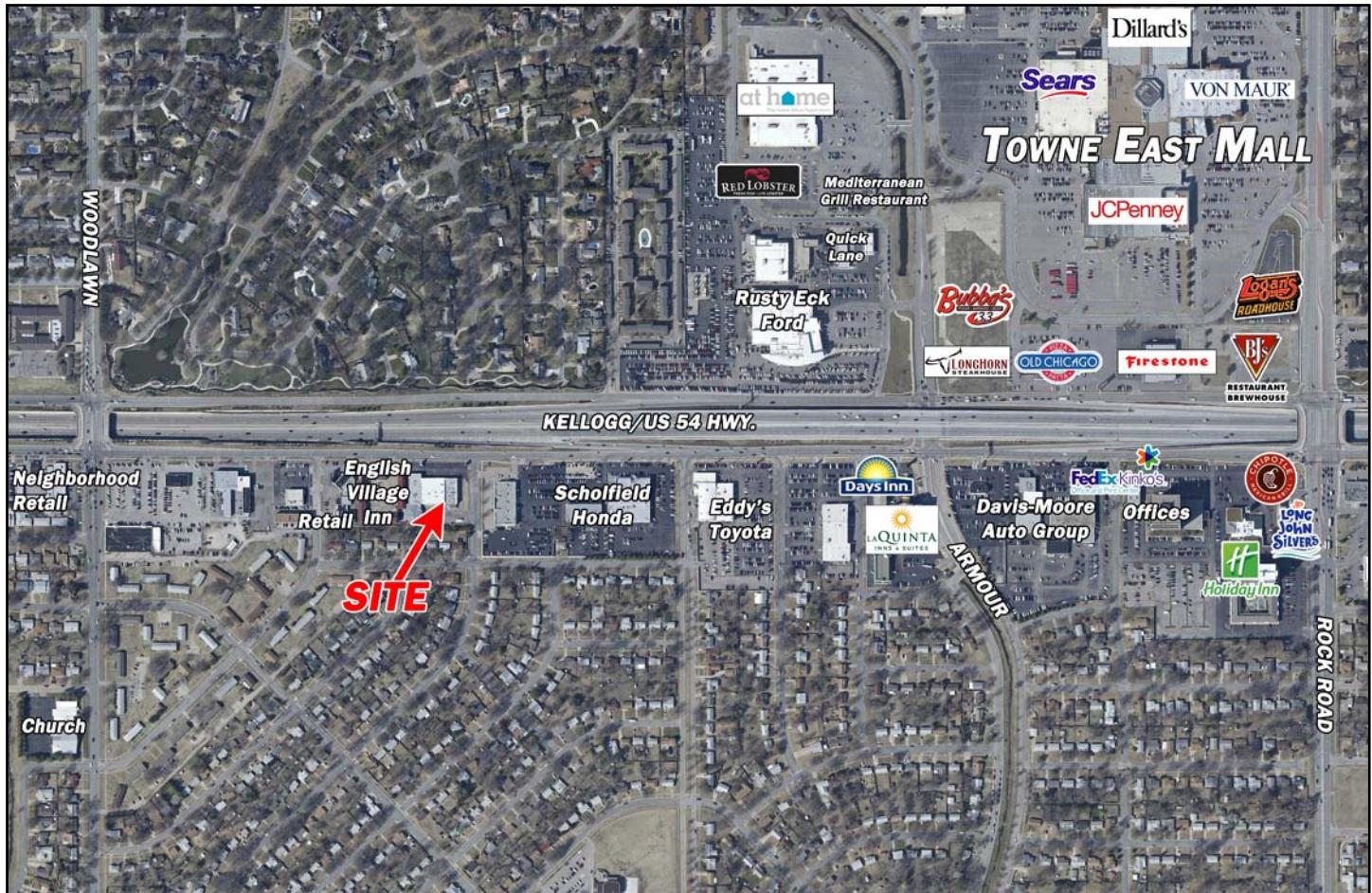
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Aerial View

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