

# FOR SALE



\*Property lines are approximate\*

## MOORINGS DEVELOPMENT PROPERTY FOR SALE OR BUILD TO SUIT

Moorings Plaza III Addition, Wichita, KS 67204

### PROPERTY INFO



#### SALE PRICE

Call Broker



#### LOT SIZE

12.205 Acres - (531,645 SF)



#### ZONING

Neighborhood Retail  
General Office  
MF-18  
Single Family



#### HIGHLIGHTS

- Convenient location
- All utilities available
- High quality neighborhood
- 12.205 Acres for sale or build to suit
- Strong demographics
- Quick access to K-96 & I-235
- Near The Moorings and Harbor Isle Residential Communities – 750 lakefront homes in Wichita’s premier waterfront communities
- Adjacent near The Courtyards at the Moorings – a 176 new home subdivision

### CONTACT

DAN UNRUH, CCIM | M 316-650-2081 | danunruh@insitere.com

**InSite**  
REAL • ESTATE • GROUP

608 W DOUGLAS AVE, WICHITA KS  
INSITERE.COM | 316-618-1100

# AREA NEIGHBORS



## AREA NEIGHBORS

- Latter-day Saints Temple
- Fire Station 13
- Walmart Super-center
- Taco Bell
- Phillips 66
- Dollar Tree
- McDonald's
- Braum's
- O'Reilly Auto Parts
- Kwik Shop
- Meritrust Credit Union
- QuikTrip
- Arby's
- Jump Start
- Atwoods
- First Group America
- Pratt Industries Corrugating Division
- United Warehouse

## DEMOGRAPHICS

1 Mile    3 Miles    5 Miles

**AVG. HOUSEHOLD INCOME**  
 \$128,284    \$102,072    \$98,193

**POPULATION**  
 3,319    15,173    72,697

**NUMBER OF HOUSEHOLDS**  
 1,280    5,518    26,743

**TRAFFIC COUNT**  
 Meridian: 19,762  
 I-235: 48,900

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1"=100' / 1 : 1200



of Bearing: Kansas coordinate system of 1983  
 1 zone grid bearing of S00°46'02"E along the  
 Line of NE ¼, Sec. 24, T26S, R1W, 6th P.M.

**END**

Survey: Jan., 2011

Northeasterly corner Lot 6, Blk. 1  
 The Moorings Tenth Add.

corner Monument Found  
 5/8" rebar w/ MKEC  
 id. cap  
 Rebar w/ MKEC  
 d. cap  
 ed

ted from Measured  
 et, Drainage, and Utility Easement

NE. corner Lot 1, Blk. 1  
 The Moorings Tenth Add.

P.O.B.  
 SE. corner Lot 1, Blk. 1  
 The Moorings Tenth Add.

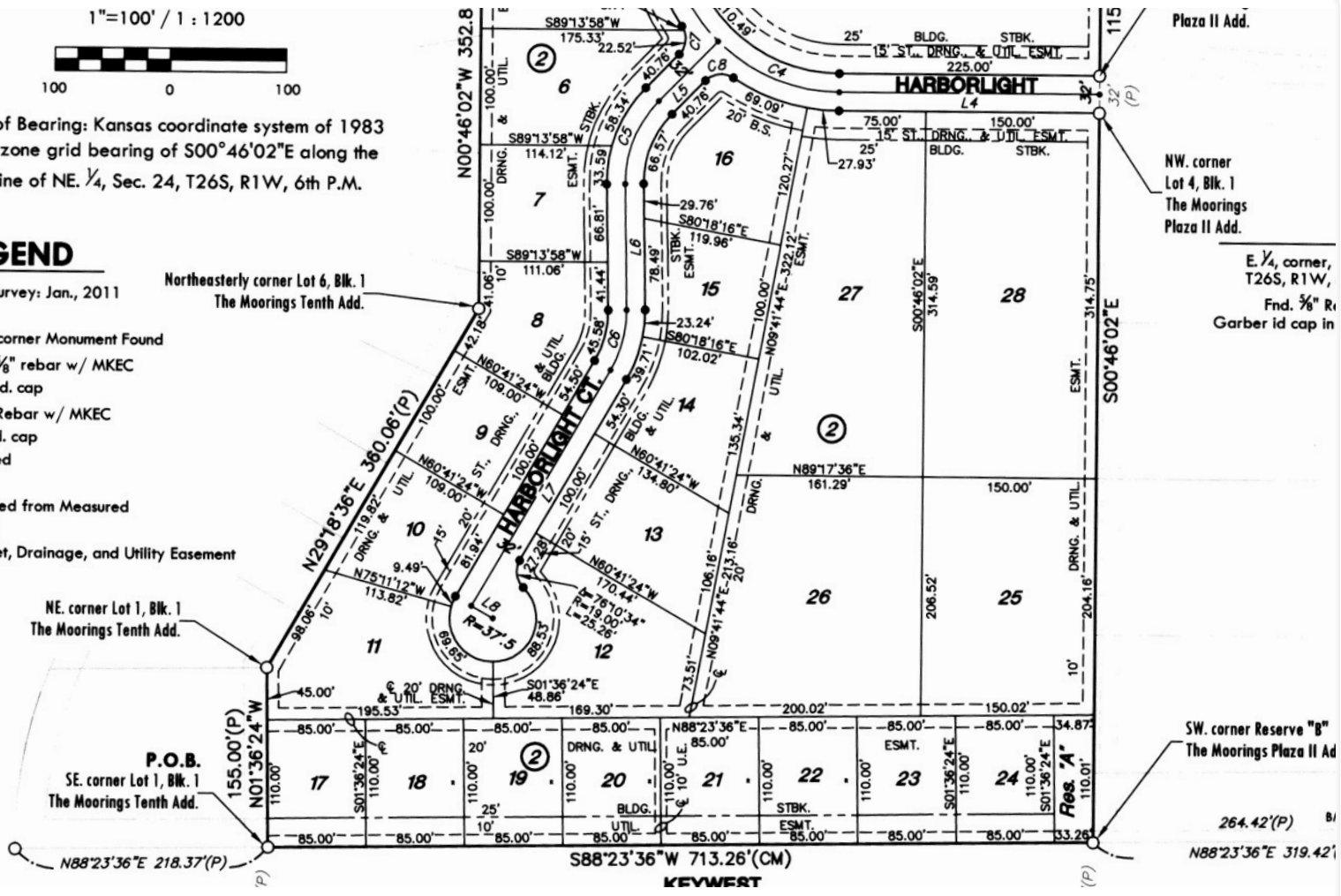
Plaza II Add.

NW. corner  
 Lot 4, Blk. 1  
 The Moorings  
 Plaza II Add.

E ¼, corner,  
 T26S, R1W,  
 Fnd. 5/8" R  
 Garber id cap in

SW. corner Reserve "B"  
 The Moorings Plaza II Add

264.42'(P)  
 N88°23'36"E 319.42'



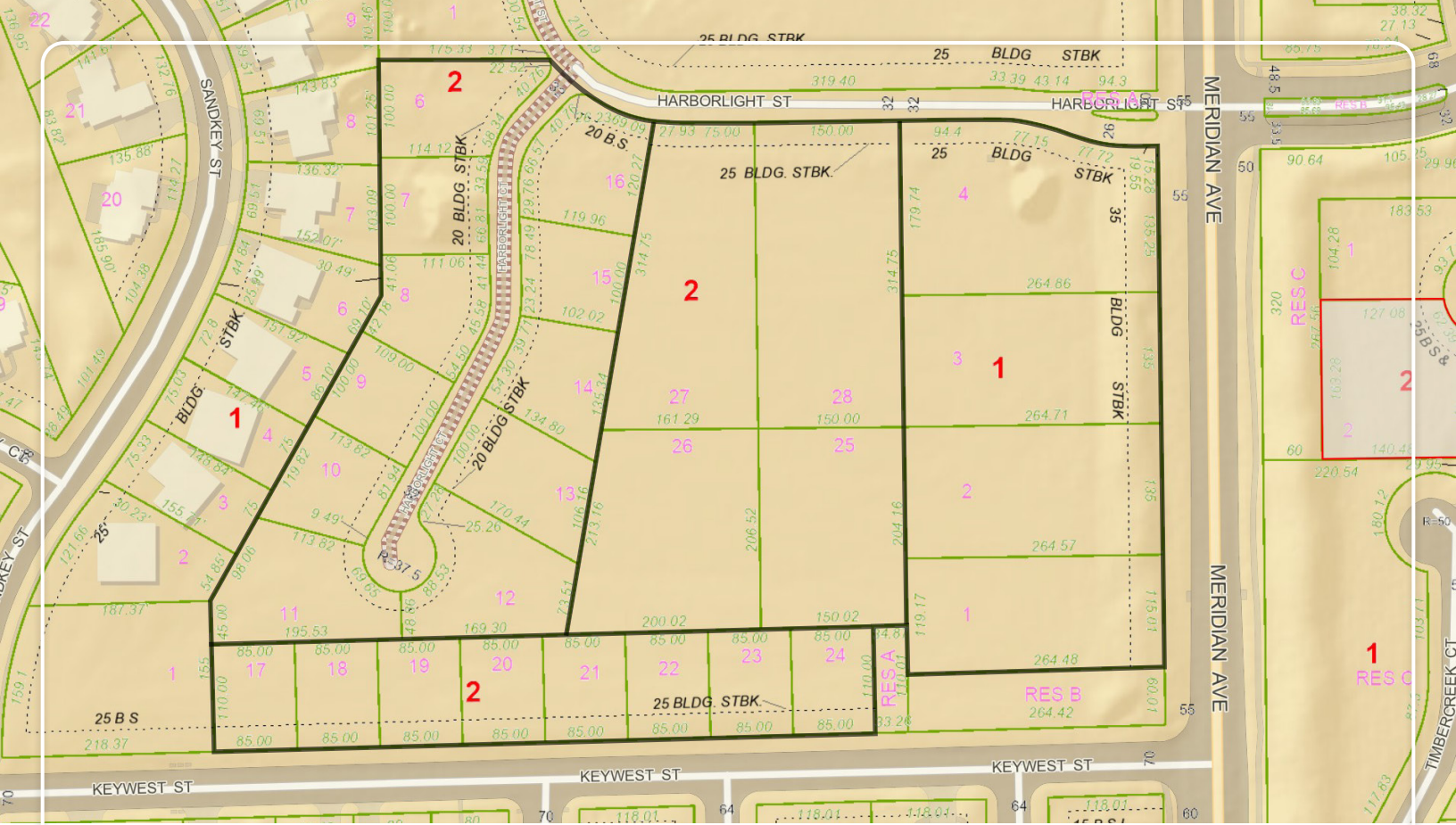
S88°23'36"W 713.26'(CM)  
**KEYWEST**



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