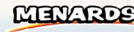




## 37TH & MAIZE RD. RETAIL



Platted for Future Residential Development



53RD ST. N.



MAIZE RD.

INNOVATIVE OUTDOOR EQUIPMENT



SCAN TO REGISTER & BID ONLINE

PROPERTY OUTLINES ARE ESTIMATED.



Weigand Real Estate – Auction  
150 N. Market Wichita, KS 67202 | [WeigandAuctions.com](http://WeigandAuctions.com)



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**AUCTION PROCEDURES:** Auction is subject to seller's confirmation. Online bidding is by approval only. Bidding will remain open until three (3) minutes have passed without receiving an acceptable bid. J.P. Weigand & Sons, Inc. Auction reserves the right to request a proof of funds letter from a bank to participate in online bidding. **BUYER'S PREMIUM:** A buyer's premium of ten percent (10%) of the final bid will be added to the final bid price to determine the total purchase price. **AUCTION TERMS:** The successful bidder shall be required to make a deposit in an amount equal to ten percent (10%) of the total purchase price as earnest money in the form of Certified or Personal Check with proper identification within twenty-four (24) hours of close of auction. Closing will take place on or before thirty (30) days following the day of the auction. **IMPORTANT NOTICE TO ALL BIDDERS:** All the information contained in this brochure was obtained from sources believed to be correct but is not guaranteed. This property will be sold "as is, where is" and bidders shall only rely on their own information, judgment, and inspection of the property and records. This property will be sold subject to any applicable Federal, State, and/or Local Government Regulations. Property is subject to sale prior to the completion of the auction. **BROKER PARTICIPATION:** At the completion of a successful closing, a fee of three percent (3%) of the buyer's premium will be paid by J.P. Weigand & Sons, Inc. to the broker properly registering and representing the successful bidder. Please visit [WeigandAuctions.com](http://WeigandAuctions.com) for a detailed explanation of Terms and Conditions.



Register & Bid Online at [WeigandAuctions.com](https://www.WeigandAuctions.com)

**BIDDING ENDS THURSDAY, FEBRUARY 20TH @ 2 PM, CT**

## MAIZE INDUSTRIAL PARK



PROPERTY OUTLINES ARE ESTIMATED.



PROPERTY OUTLINES ARE ESTIMATED.

### SITE SIZE

**3.84± Acres (167,270± SF)**

**BUILDING SIZE:** 3,200 SF

**ZONING:** Limited Commercial (LC)

### 2024 TAXES

Generals: \$8,009.45; Specials: \$62.50

### TRAFFIC COUNTS

12,000 vpd along Hwy. K-96

6,885 vpd along Maize Road

### PROPERTY HIGHLIGHTS

- Maize Road frontage.
- Formerly Maize Motors.
- Cement parking pad.
- Located in USD 266, Maize School District.
- Near multiple residential developments.
- On the north end of the popular Maize Road retail corridor.

### DEMOGRAPHICS



**48,518**  
Population  
(5 Miles)



**39.0**  
Median Age  
(5 Miles)



**\$126,672**  
Avg. HH Income  
(5 Miles)



**16,326**  
Total Employed  
(5 Miles)



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