

For Lease
Retail Space
Hutchinson, Kansas



1600-1624 E. 11th Street

Hutchinson, Kansas 67501

Property Highlights

- Four (4) suites available
- Suites size available from 1,260 to 5,200 SF, can be combined
- Building Size: 12,170 SF
- Existing Tenants: Sally Beauty, Hutchinson Vape & Tobacco
- Lease Rate: \$8.00/SF NNN (Est. Nets: \$4.00/SF)

Property Description

Highly visible retail space in Hutchinson, Kansas for sale or lease. The property is near the major intersection of 17th and Lorraine St. adjacent to the Hutchinson Mall. Area users include: Wal-Mart, Home Depot, Lowe's, Hobby Lobby, Subway, Arby's, McDonald's, and numerous more.

DEMOGRAPHICS

Stats	Population	Avg. HH Income
1 Mile	5,366	\$44,528
3 Miles	37,924	\$55,706
5 Miles	47,931	\$58,959

For More Information:

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Property Description

- Suite 1600: Joy's Shipping, 40' wide x 60' deep, 2,400 SF.
- Suite 1608: 21' wide x 60' deep, 1,260 SF, tile floor with showroom 21' x 44.5', back storage & restrooms available.
- Suite 1616: 46.5' wide x 60' deep, 2,800 SF, open floor plan with a single restroom, two separate front doors.
- Suite 1624: 40' wide x 60' deep, 2,400 SF, break room, one office, two storage rooms, 39' wide x 25' deep showroom then 23' x 20', two restrooms.



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