



SWEARINGEN

REALTY GROUP | EST 1972

1315-1317 SW 6th Avenue

**1,200 RSF OF OFFICE SPACE
FOR SUBLEASE**

1315-1317 SW 6th Ave, Topeka, KS 66606



Sublease Info:



Partial 1st Floor:
1,200 RSF



Immediate Availability



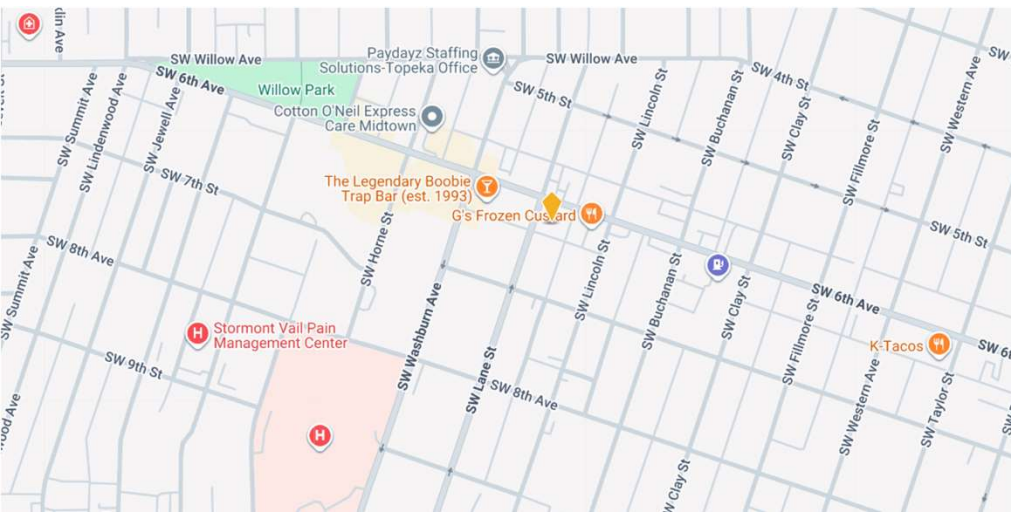
\$2,000 per/mth + E



4.97/1,000 - Surface



Thru July 31, 2028



For more information, contact:

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Property Highlights:

- The Building has Frontage on Both McDermott Rd & Preston Rd
- Monument Signage
- Close to Sam Rayburn Tollway, Preston Village Shopping Center, Stonebriar Mall & other retail

Demographics:

- Population (3 miles): 60,721
- Households (3 miles): 26,168
- Avg Household Income (3 miles): \$64,836
- Traffic Counts: 13,892 VPD @ Southwest 6th Ave & SW Gage Ct

The information contained herein was obtained from sources we consider to be reliable. We cannot be responsible, however, for errors, omissions, prior sale, withdrawal from the market or change in price. We make no representation as to the environmental or structural condition of the property and recommend independent investigation by all parties.

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