

For Sale

Office Building

\$400,000



Andover Office Space

1926 North Andover Road
Andover, Kansas 67002

Property Highlights

- Freestanding Office Building with ample parking
- Good visibility and presence on Andover Road
- Year Built: 1965
- 0.80 Acre Lot
- Ideally suited for general office, medical, Financial, and insurance users — the flexible floor plan accommodates a wide range of professional tenants and owner-users

Property Description

Andover Road serves as the main commercial strip for Andover, KS, a growing community of about 18,000 people, lined with dining and shopping options, with larger shopping centers in Wichita just 8 miles away. It's a solid small-market office corridor with strong household demographics.

OFFERING SUMMARY

Available SF	2,275 SF
Sale Price	\$400,000
Building Size	2,275 SF
Zoning	B-1

DEMOGRAPHICS

Stats	Population	Avg. HH Income
0.25 Miles	272	\$164,005
0.5 Miles	1,011	\$165,938
1 Mile	3,859	\$150,102

For more information

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Additional Photos



Retail Map



East 21st Street



Available Property

N Andover Rd

