



MANUFACTURING FACILITY W/ OUTDOOR STORAGE

FOR SALE 4307 HWY. 160, INDEPENDENCE, KS 67301







SALE PRICE: CONTACT BROKER
SITE SIZE: 7.14± Acres
BUILDING SF: 30,976 SF
CLEAR HEIGHT: 12' - 22'
GRADE LEVEL DOORS: 8
YEAR BUILT: 1981/1983/2003
ZONING: I-1

2024 TAXES:
Generals: \$18,269.84 | Specials: \$0.00

PROPERTY HIGHLIGHTS

- Large yard with heavy rock base.
- Excellent highway access.
- Most recently an oil field component manufacturer.
- 3,593 SF of conditioned office space.
- Metal construction.

HIGHWAY ACCESS

 0.1 miles	 14.0 miles
 4.9 miles	 15.0 miles
 2.1 miles	 91.4 miles



Ben Gartner, SIOR, CCIM | 316-292-3967 | bgartner@weigand.com

Weigand Real Estate – Commercial

Office: 316-262-6400

Weigand.com

MANUFACTURING FACILITY W/ OUTDOOR STORAGE

FOR SALE 4307 HWY. 160, INDEPENDENCE, KS 67301

WEIGAND
COMMERCIAL

ADDITIONAL PHOTOS



All information furnished regarding property for sale, lease, exchange or financing is from sources deemed reliable but no guarantee is made or responsibility assumed as to its accuracy or completeness and you are advised to make your own analysis and verification. Agent hereby notifies prospective buyer/lessee that (a) Agent will be acting as a designated agent of seller/lessor with the duty to represent seller/lessor's interest; and (b) Information given to Agent will be disclosed to seller/lessor.



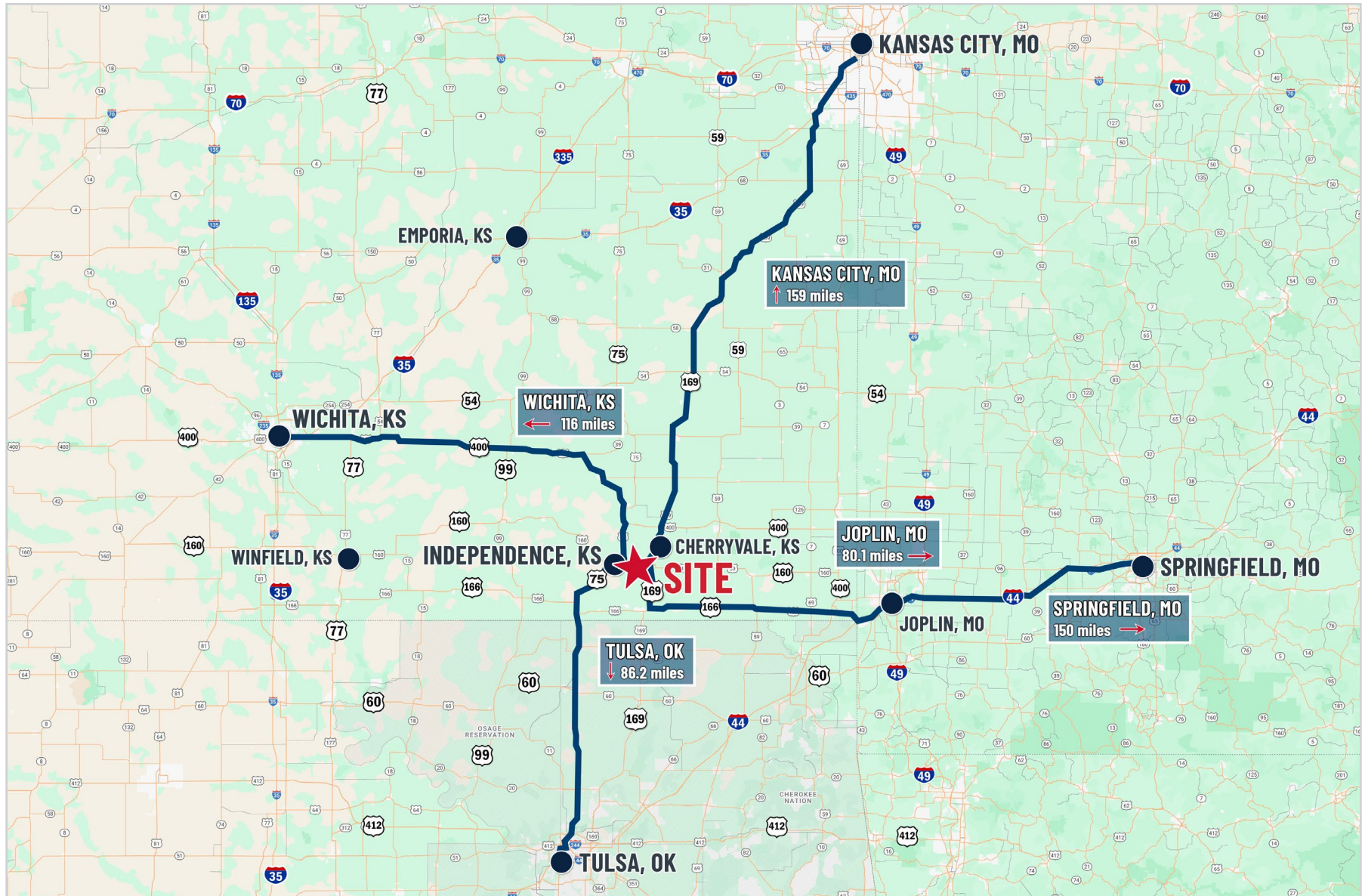
Ben Gartner, SIOR, CCIM | 316-292-3967 | bgartner@weigand.com

Weigand Real Estate - Commercial
Office: 316-262-6400
Weigand.com

MANUFACTURING FACILITY W/ OUTDOOR STORAGE FOR SALE 4307 HWY. 160, INDEPENDENCE, KS 67301

WEIGAND
COMMERCIAL

TRAVEL MAP



Ben Gartner, SIOR, CCIM | 316-292-3967 | bgartner@weigand.com

Weigand Real Estate - Commercial
Office: 316-262-6400
Weigand.com