

## 760-790 E. WARREN STREET | GARDNER, KS

## **Property Highlights**

- 8.5 Acres land area
- Excellent for IOS, lumber yard, contractor, equipment rental, warehouse distribution
- Pavement concrete and gravel
- Includes three separate buildings
  - » West Building: ±13,000SF warehouse DH & DI loading
  - » Middle building: ±14,000 SF storage with no side walls
  - » East building: ±10,000 SF showroom DI loading only
- M-2 Industrial zoning
- Taxes: \$69,507.68
- Convenient access to Highway 56 and I-35
- Sale Price: \$3,500,000



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## FOR SALE FORMER LUMBER YARD FACILITY

## **LOCATION AERIAL**

