

# 3 BUILDINGS FOR SALE - \$199,000



**412/418/424 W GRAND AVE, HAYSVILLE KANSAS 67060-7903**

**COMMERCIAL PROPERTY**

**[WWW.HAYSVILLE-KS.COM](http://WWW.HAYSVILLE-KS.COM)**



**TO LEARN MORE, PLEASE CONTACT: ZACH McHATTON, DIRECTOR  
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## PROPERTY SUMMARY

**Lot Size: 1.5 Acres / 65,603 Sq Ft**

**Building Size: 858 / 2,925 / 3,220 Sq Ft**

**Zoning District: D/Light Commercial**

**Price Per Sq Ft: \$ 28.41**

**Current Tenant: Haysville Laundromat**

## LOCATION SUMMARY

**412/418/424 W Grand Ave is a 1.5 acre parcel which houses 3 buildings totaling 7,003 Sq Ft. This property features 595' of street frontage along W Grand Ave/71st St, and currently features the Haysville Laundromat. Current neighbors Location connected to the 10' lighted bike/ped pathway. D/Light Commercial Zoning District uses include: office space, art studio, bakery, floral/gift shop, and barber shop.**

## TRAFFIC COUNTS / DEMOGRAPHICS

**E Grand Ave/71st St 12,000 VPD**

**Population \_\_\_\_\_**  
**Within: 3-miles**  
**26,181**

**Median Income \_\_\_\_\_**  
**Within: 3-miles**  
**\$57,359**

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