

FOR LEASE

Historic Occidental Plaza



PRIME DOWNTOWN LOCATION

Within walking distance of court house, city building, financial institutions, restaurants, and Century II makes this a perfect location for your business. The Historic Occidental Hotel was built in 1873 – 1874. Renovated in 1980, the Occidental still mirrors its original appearance both on the exterior and interior, yet provides functional and stylish office space for lease. Historically it is significant in that it is the oldest commercial brick structure in the city, the only remaining building of the “Cowntown” era and the only documented building left from the City’s incorporation in 1870 to 1885.

- Location:** 300 N. Main St., Wichita, KS
- Space Available:** Suite 204 - 3,226 sq. ft.
Suite 104 - 1,675 sq. ft.
- Lease Rate:** \$10.00 per sq. ft. with full service
- Area Neighbors:** Epic Center, Sedgwick County Courthouse, City Hall.
- Parking:** Onsite parking

For More Information Contact:

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F: (316) 262-6321
C: (316) 992-6720
gary@occmgmt.com
www.occmgmt.com

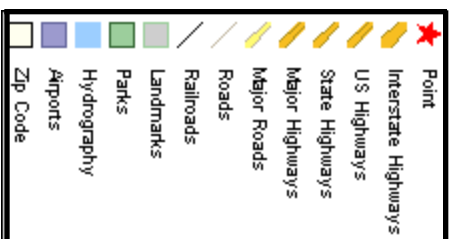
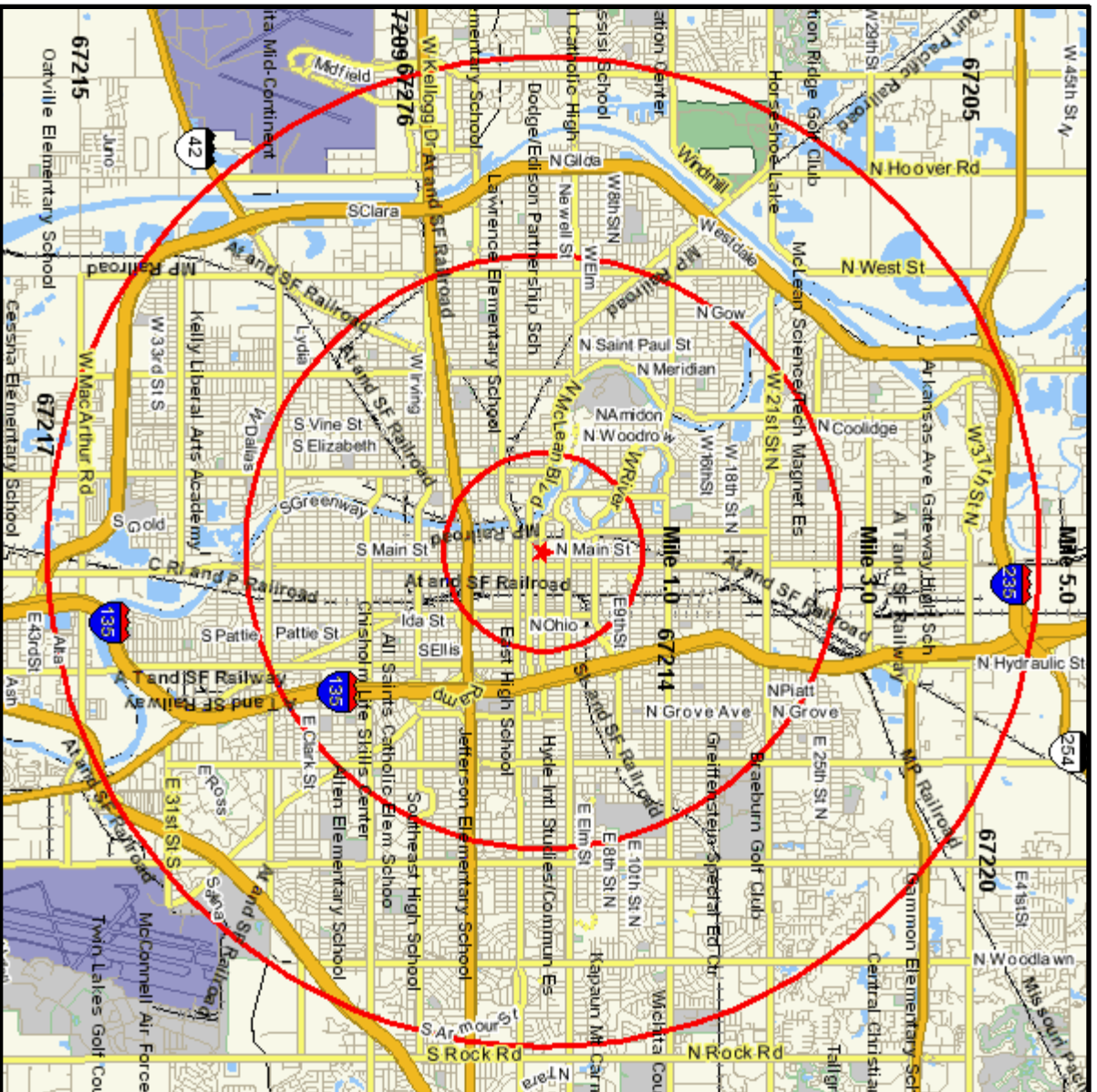


Area Map

Prepared For:

Order #: 968867364
Site: 01

300 N MAIN ST
WICHITA, KS 67202-1525
Coord: 37.689914, -97.338029
Radius - See Appendix for Details

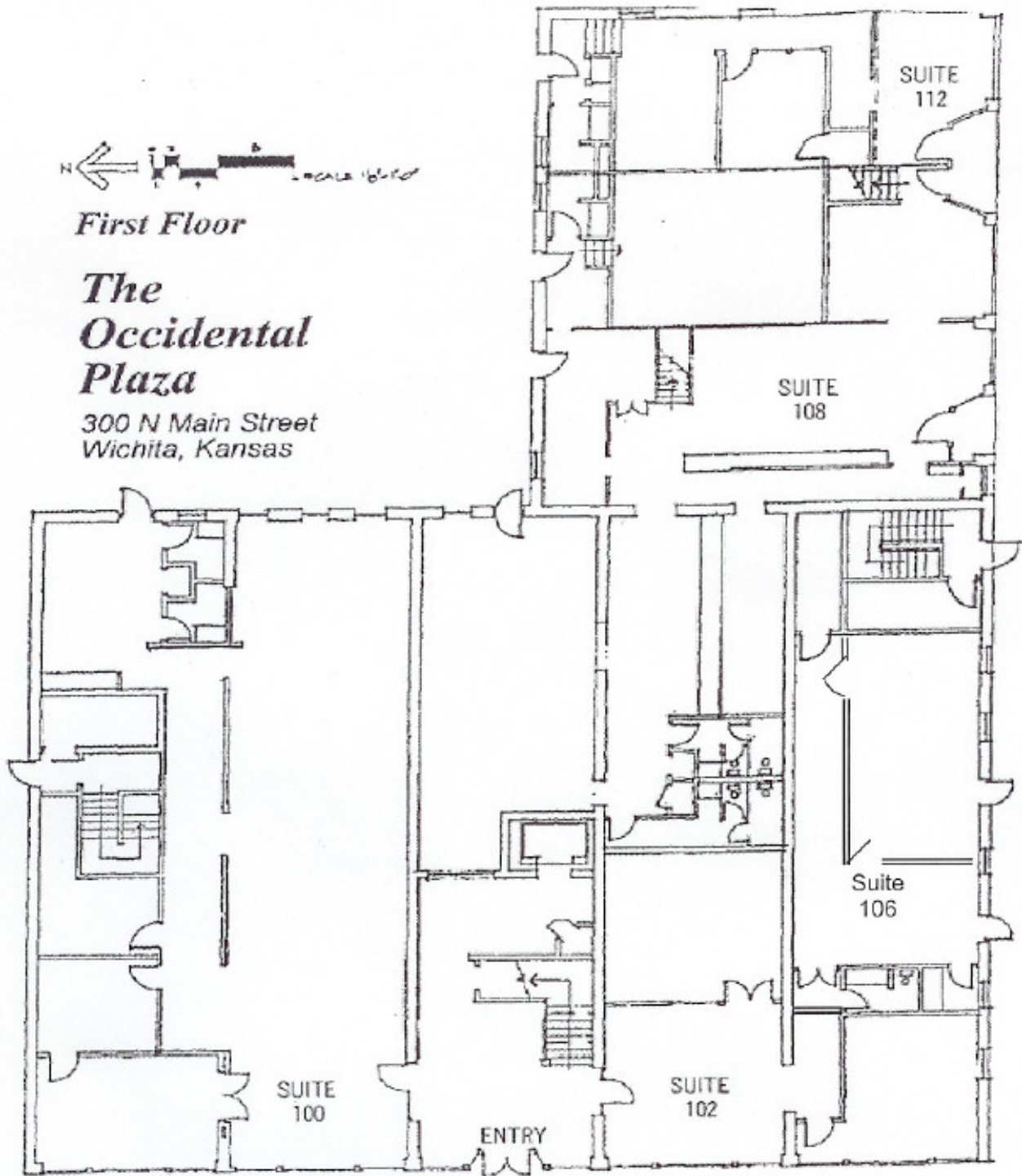




First Floor

***The
Occidental
Plaza***

*300 N Main Street
Wichita, Kansas*



8111 E. 32nd St. N, Suite 101, WICHITA, KS 67226, FAX (316) 262-6321, TELEPHONE (316) 262-3331

www.occmgmt.com

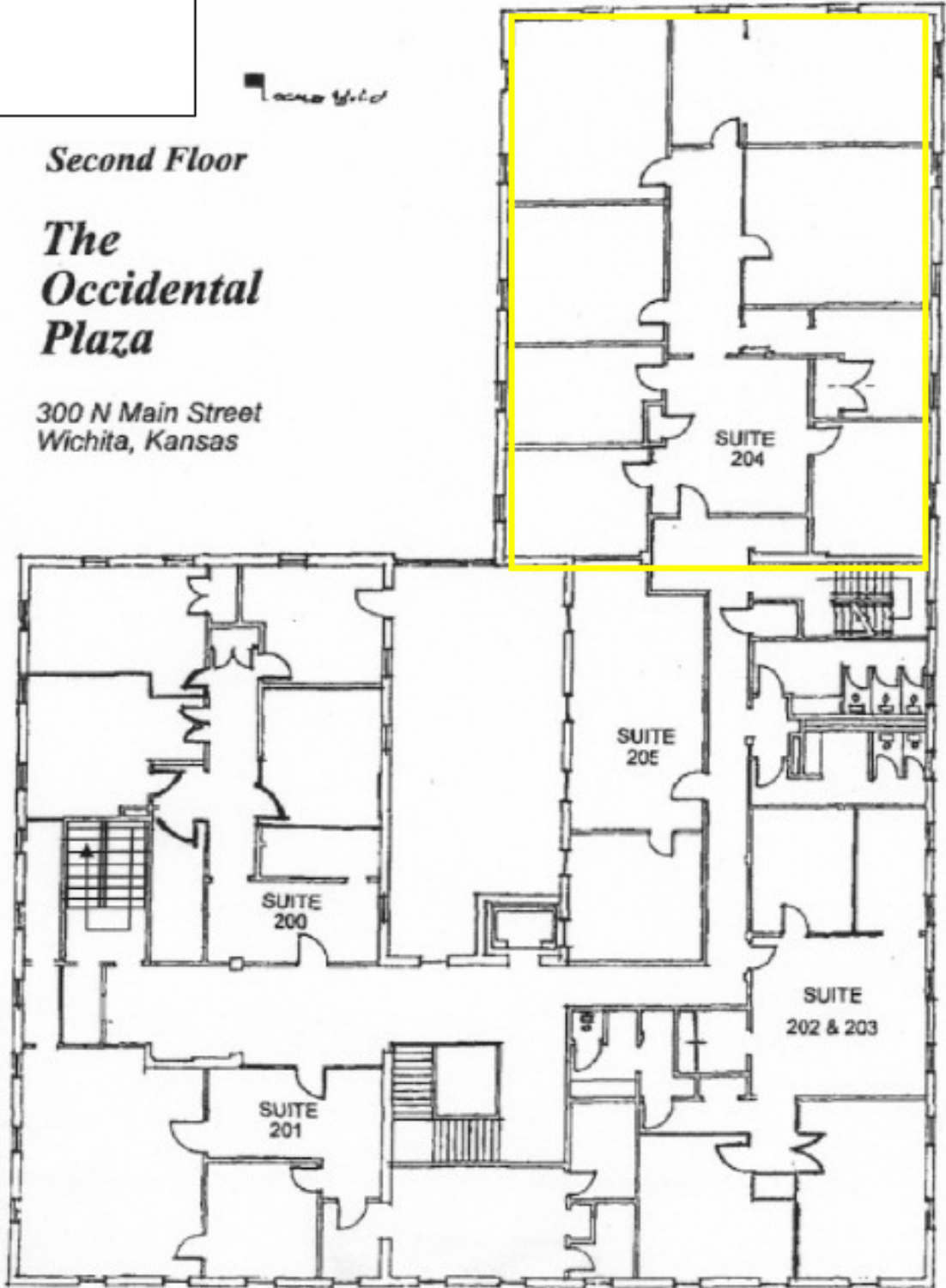
Suite	Sq. Ft.	Rentable Sq. Ft.
204	2,793	3,226

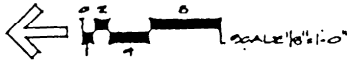
Loco Wild

Second Floor

**The
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300 N Main Street
Wichita, Kansas

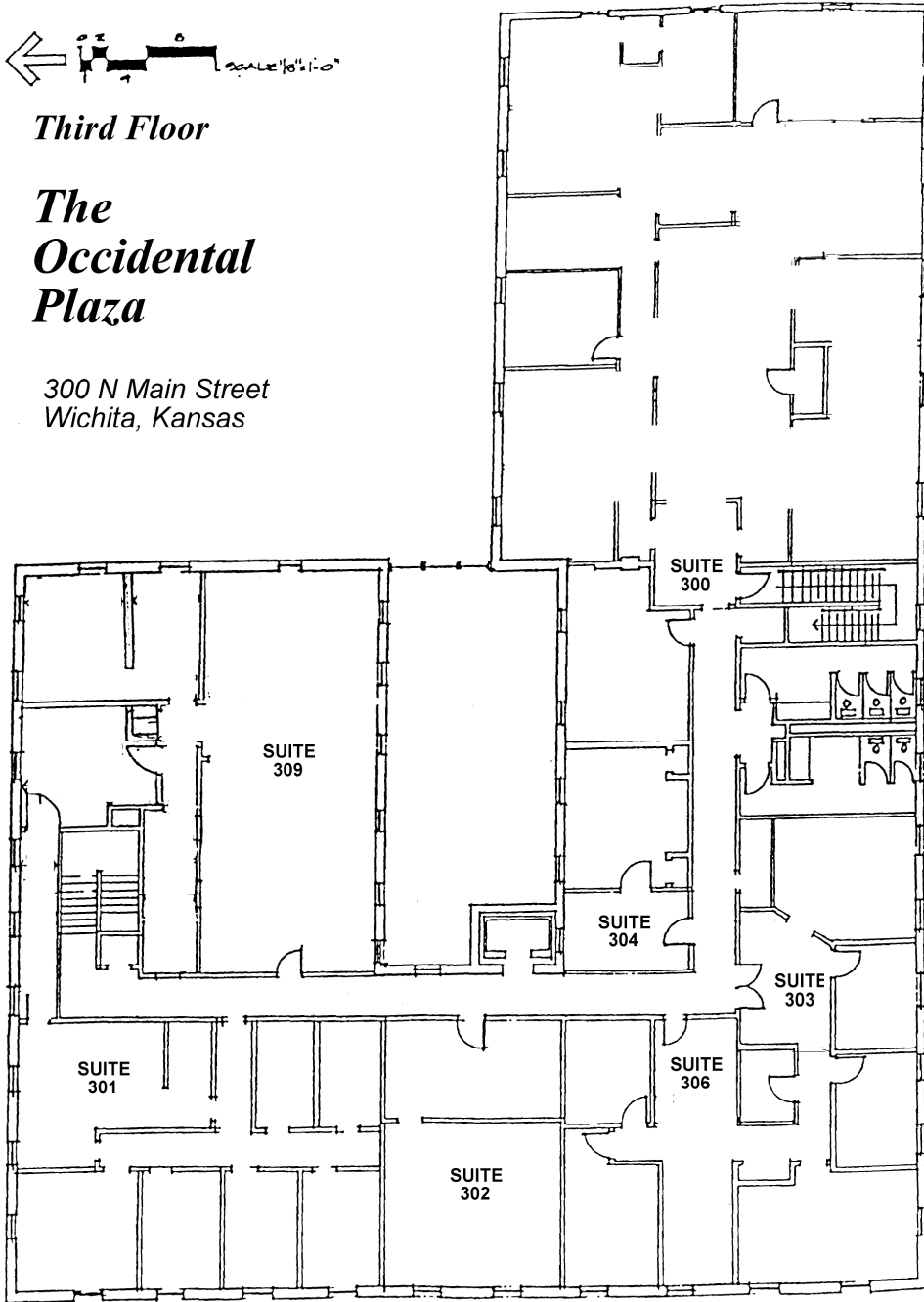




Third Floor

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Wichita, Kansas



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Pop-Facts: Household Quick Facts Report

Radius 1: 300 N MAIN ST, WICHITA, KS 67202-1525, aggregate

Radius 2: 300 N MAIN ST, WICHITA, KS 67202-1525, aggregate

Radius 3: 300 N MAIN ST, WICHITA, KS 67202-1525, aggregate

Description	0.00 - 1.00 miles		0.00 - 3.00 miles		0.00 - 5.00 miles	
	Radius 1	%	Radius 2	%	Radius 3	%
Households						
2015 Projection	3,554		42,603		92,449	
2010 Estimate	3,532		42,987		92,370	
2000 Census	3,517		44,434		93,552	
1990 Census	3,614		46,011		94,038	
Growth 2010 - 2015	0.62%		-0.89%		0.09%	
Growth 2000 - 2010	0.43%		-3.26%		-1.26%	
Growth 1990 - 2000	-2.68%		-3.43%		-0.52%	
2010 Est. Households by Household Income						
	3,532		42,987		92,370	
Income Less than \$15,000	882	24.97	8,331	19.38	16,086	17.41
Income \$15,000 - \$24,999	670	18.97	6,856	15.95	13,685	14.82
Income \$25,000 - \$34,999	656	18.57	6,998	16.28	14,151	15.32
Income \$35,000 - \$49,999	562	15.91	7,960	18.52	17,227	18.65
Income \$50,000 - \$74,999	481	13.62	7,532	17.52	17,444	18.88
Income \$75,000 - \$99,999	141	3.99	2,866	6.67	7,242	7.84
Income \$100,000 - \$124,999	78	2.21	1,342	3.12	3,380	3.66
Income \$125,000 - \$149,999	24	0.68	537	1.25	1,376	1.49
Income \$150,000 - \$199,999	18	0.51	303	0.70	843	0.91
Income \$200,000 - \$499,999	19	0.54	224	0.52	804	0.87
Income \$500,000 or more	1	0.03	36	0.08	131	0.14
2010 Est. Average Household Income						
	35,710		42,404		46,363	
2010 Est. Median Household Income						
	28,265		34,010		36,970	
2010 Est. Per Capita Income						
	19,121		18,511		19,986	
2010 Median HH Inc. by Single Race Class						
White Alone	29,513		35,917		39,299	
Black or African American Alone	20,185		26,247		29,700	
American Indian and Alaska Native Alone	28,571		37,518		37,615	
Asian Alone	26,429		28,106		32,315	
Native Hawaiian and Other Pacific Islander Alone	0		40,357		44,231	
Some Other Race Alone	27,738		32,960		33,271	
Two or More Races	21,000		33,987		35,105	
Hispanic or Latino	26,842		32,770		33,710	
Not Hispanic or Latino	28,686		34,287		37,497	

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	<i>Radius 1</i>	%	<i>Radius 2</i>	%	<i>Radius 3</i>	%
2010 Est. Households by Household Type	3,532		42,987		92,370	
Family Households	1,230	34.82	23,239	54.06	52,971	57.35
Non Family Households	2,302	65.18	19,748	45.94	39,398	42.65
2010 Est. Group Quarters Population	1,745		3,222		4,218	
2010 Est. Households by Household Size	3,532		42,987		92,370	
1-person household	1,967	55.69	16,805	39.09	33,491	36.26
2-person household	765	21.66	12,294	28.60	28,157	30.48
3-person household	327	9.26	5,832	13.57	13,167	14.25
4-person household	218	6.17	4,148	9.65	9,376	10.15
5-person household	131	3.71	2,193	5.10	4,805	5.20
6-person household	63	1.78	1,014	2.36	2,074	2.25
7 or more person household	60	1.70	701	1.63	1,300	1.41
2010 Est. Average Household Size	1.95		2.28		2.31	
2010 Est. Household Type, Presence Own Children	3,532		42,987		92,370	
Married-Couple Family, own children	287	8.13	5,586	12.99	13,064	14.14
Married-Couple Family, no own children	363	10.28	7,968	18.54	19,825	21.46
Male Householder, own children	102	2.89	1,379	3.21	2,881	3.12
Male Householder, no own children	80	2.27	1,035	2.41	2,040	2.21
Female Householder, own children	272	7.70	4,854	11.29	10,289	11.14
Female Householder, no own children	125	3.54	2,417	5.62	4,872	5.27

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	<i>Radius 1</i>	%	<i>Radius 2</i>	%	<i>Radius 3</i>	%
Population						
2015 Projection	8,618		99,773		216,431	
2010 Estimate	8,630		101,348		217,711	
2000 Census	8,699		106,004		223,424	
1990 Census	7,589		109,542		227,422	
Growth 2010 - 2015	-0.14%		-1.55%		-0.59%	
Growth 2000 - 2010	-0.79%		-4.39%		-2.56%	
Growth 1990 - 2000	14.63%		-3.23%		-1.76%	
2010 Est. Population by Age						
	8,630		101,348		217,711	
Age 0 - 4	512	5.93	8,567	8.45	18,345	8.43
Age 5 - 9	472	5.47	7,849	7.74	16,742	7.69
Age 10 - 14	437	5.06	7,234	7.14	15,403	7.07
Age 15 - 17	223	2.58	3,757	3.71	8,027	3.69
Age 18 - 20	382	4.43	3,958	3.91	8,394	3.86
Age 21 - 24	606	7.02	5,108	5.04	11,183	5.14
Age 25 - 34	1,813	21.01	15,256	15.05	32,218	14.80
Age 35 - 44	1,584	18.35	14,728	14.53	30,631	14.07
Age 45 - 54	1,211	14.03	12,881	12.71	27,131	12.46
Age 55 - 64	772	8.95	9,664	9.54	21,410	9.83
Age 65 - 74	322	3.73	5,572	5.50	13,147	6.04
Age 75 - 84	182	2.11	4,359	4.30	10,130	4.65
Age 85 and over	113	1.31	2,416	2.38	4,952	2.27
Age 16 and over	7,140	82.73	76,407	75.39	164,473	75.55
Age 18 and over	6,985	80.94	73,942	72.96	159,195	73.12
Age 21 and over	6,603	76.51	69,984	69.05	150,801	69.27
Age 65 and over	617	7.15	12,346	12.18	28,229	12.97
2010 Est. Median Age						
	34.28		34.31		34.55	
2010 Est. Average Age						
	35.50		36.00		36.30	

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2010 Est. Population by Single Race Classification	8,630		101,348		217,711	
White Alone	5,409	62.68	63,200	62.36	138,412	63.58
Black or African American Alone	1,336	15.48	16,231	16.02	35,632	16.37
American Indian and Alaska Native Alone	97	1.12	1,461	1.44	2,896	1.33
Asian Alone	204	2.36	2,547	2.51	8,662	3.98
Native Hawaiian and Other Pacific Islander Alone	5	0.06	82	0.08	169	0.08
Some Other Race Alone	1,281	14.84	13,553	13.37	22,667	10.41
Two or More Races	298	3.45	4,275	4.22	9,273	4.26
2010 Est. Population Hispanic or Latino	8,630		101,348		217,711	
Hispanic or Latino	2,523	29.24	24,432	24.11	41,250	18.95
Not Hispanic or Latino	6,107	70.76	76,916	75.89	176,461	81.05
2010 Est. Population by Sex	8,630		101,348		217,711	
Male	5,140	59.56	50,846	50.17	107,974	49.60
Female	3,490	40.44	50,503	49.83	109,737	50.40

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1990 Census	7,589		109,542		227,422	
Growth 1990 - 2000	14.63%		-3.23%		-1.76%	
Households						
2015 Projection	3,554		42,603		92,449	
2010 Estimate	3,532		42,987		92,370	
2000 Census	3,517		44,434		93,552	
1990 Census	3,614		46,011		94,038	
Growth 1990 - 2000	-2.68%		-3.43%		-0.52%	
2010 Est. Population by Single Classification Race						
	8,630		101,348		217,711	
White Alone	5,409	62.68	63,200	62.36	138,412	63.58
Black or African American Alone	1,336	15.48	16,231	16.02	35,632	16.37
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Hispanic or Latino	2,523	29.24	24,432	24.11	41,250	18.95
Not Hispanic or Latino	6,107	70.76	76,916	75.89	176,461	81.05
2010 Tenure of Occupied Housing Units						
	3,532		42,987		92,370	
Owner Occupied	691	19.56	21,197	49.31	49,804	53.92
Renter Occupied	2,841	80.44	21,790	50.69	42,566	46.08
2010 Average Household Size						
	1.95		2.28		2.31	

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