

S I T E D A T A

PREMIER BUILDING	
Location:	<i>1800 SE 9th Newton, KS 67114</i>
Number of Buildings:	<i>1</i>
<u>Square Feet:</u>	
Manufacturing:	<i>6,649</i>
Office:	<i>2,351</i>
Total Square Feet:	<i>9,000</i>
Lot Acreage:	<i>2.102</i>
Lot Dimensions/Shape:	<i>Rectangular 218'x420'</i>
Zoning:	<i>Industrial</i>
Previous Use:	<i>New Site</i>
Deed Restrictions:	<i>20' utility along north lot line</i>
Condition of Building(s):	<i>Excellent</i>



SPECIFICATIONS:			
Building Dimensions:	<i>90' x 100'</i>	Year Built:	<i>2001</i>
Construction Type:	<i>Butler Steel</i>	Loading Facilities:	<i>Truck well/dock</i>
Roof Type:	<i>26-gauge galvalume steel</i>	Doors:	<i>3 Personnel 1 Dock Height Door 10x10 1 Drive-in-Door 10x10</i>
Roof Age:	<i>9 years</i>	Type of Doors:	<i>Overhead with operators</i>
Sidewall Height:		Parking Stalls:	<i>10 Regular 2 ADA</i>
Clear Height:	<i>18'</i>	Heat:	<i>Central - zoned</i>
Floor Plan Available?	<i>Yes</i>	Air Conditioning:	<i>Central - zoned</i>
Floor Construction:	<i>Concrete 6" sealed</i>	Lighting: Office fluorescent Warehouse energy efficient	
Floor Load Rating:	<i>4,000 PSI min/6/6x10/10</i>	Type:	
Service Elevators:	<i>N/A</i>	Fire Insurance Rating:	
Passenger Elevators:	<i>N/A</i>		
Sprinklers:	<i>N/A</i>		
Restrooms:	<i>2</i>		

UTILITIES:			
<u>Electric:</u>		<u>Water:</u>	
Supplier:	<i>Westar Energy</i>	Supplier:	<i>City of Newton</i>
Phase:	<i>3</i>	Size of Main Line:	<i>8"</i>
Voltage:			
Transformers:			
<u>Gas:</u>		<u>Sewer:</u>	
Supplier:	<i>Kansas Gas</i>	Supplier:	<i>City of Newton</i>
Size of Line:	<i>4" main line - 3/4" pe service line</i>	Size of Main Line:	<i>8"</i>

TRANSPORTATION:			
Nearest Interstate:	<i>I-35</i>	Nearest Commercial Airport:	<i>Wichita Mid-Continent Airport</i>
Nearest Highway:	<i>Hwy 50</i>	Nearest Airport:	<i>Newton City/County Airport</i>
Nearest Rail Server:	<i>BN & SF</i>		
Rail Spur:	<i>N/A</i>		
Sale Price:	<i>\$240,000.00</i>	Date Available:	<i>Immediately</i>

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REMARKS:

Main entrance finished with 8' canopy. Building is currently partitioned with a showroom, conference room, breakroom, private offices, storage area, two restrooms and warehouse area.

A single-well concrete truck well (loading dock) is located at SE corner of the building. Building allows for future expansion with existing lot and post and beam end wall construction. Entire building is protected with integrated security system.

CONTACT:

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