



Building Type:	Office
Available SF:	21,924
Total SF:	355,578
Number of Stories:	9
Zoning:	Business District
Year Built:	1974
Within City Limits:	Yes
Lease Rate Note:	Contact Owner
Last Updated:	Jul 9, 2025

Economic Development Contact

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Realtor/Owner Contact

Jon Cyphert
Ruffin Properties
316-841-0880 | joncyphert@gmail.com

Property and Area Description

- Located in vibrant downtown Wichita
- Multiple space available from 3,110 SF to 21,924 SF; See flyer for more details
- Offers 9-story atrium, dining on the ninth floor, and cafe
- Conference room available to tenants and a 215 seat auditorium for meetings and presentations
- Covered garage parking with 24/7 surveillance and security
- Downtown Wichita has seen tremendous commercial and cultural growth with \$747 million in private investment from 2010-2020, \$113 million of that occurring just in 2020
- Building tenants include: Ruffin Properties, AccuWeather, Bank of America, and Evergy

Population



Source: ESRI®, 2024

Households



Source: ESRI®, 2024

Transportation

- Nearest Highway:** US-400/Kellogg Ave (.53 mi.)
Nearest Interstate: I-135 (1.81 mi.)
Rail Served: Unknown
Rail Served By: Unknown
Rail Accessible: Unknown
Rail Infrastructure in Place: Unknown

Property Images



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