

Cinema Property

106 Kinkead Street | Dodge City, KS | US | Ford County
Available SF: 9,554



Capital Development | RIC, MARBOEUF | (620) 338-8830 | RIC@CAPITALDEV.NET

RE-DEVELOPMENT
FOR SALE OR LEASE 2016
106 KINKEAD ST. DODGE CITY, KS 67801

FOR LEASE OR SALE IN PART OR WHOLE

Building offers **HIGH Quality** construction in a convenient area with **FANTASTIC DEMOGRAPHICS**

LOT SIZE
28,935 SF

AN ICONIC BUILDING WITH AN IDEAL LOCATION!

Beautiful Professional Offices ideal for **Medical or General Offices.**

EXCELLENT VISIBILITY

Situated in North Central Avenue Retail Corridor

In Proximity of:

Village Square Mall
Gibson's Mall
Central Oak's Shopping Center


8,986 SF BUILDING SIZE

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Property and Area Description

Prime existing shell redevelopment opportunity for sale or lease, in part or whole. Excellent visibility, situated in the North Central Avenue Retail Corridor. In Proximity of the Village Square Mall, Gibson's Mall and Central Oak's Shopping Center.

Population

	30,969 10 Mile Radius	35,809 20 Mile Radius	42,141 30 Mile Radius
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Source: ESRI®, 2024

Households

	10,354 10 Mile Radius	12,199 20 Mile Radius	14,715 30 Mile Radius
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Source: ESRI®, 2024

Transportation

Nearest Highway: 50/56, 283, 400

Nearest Interstate: Interstate 70 (100 mi.)

Nearest Airport: Dodge City Regional Airport (2 mi.)

Nearest Commercial Airport: Dodge City Regional Airport (2 mi.)

Rail Served: No

Rail Served By: None

Rail Accessible: No

Rail Infrastructure in Place: No

Utilities

Electric: Victory Electric Cooperative

Natural Gas: Black Hills Energy

Water: City of Dodge City

Sewer: City of Dodge City

Building Type:	Commercial, Office, Retail
Available SF:	9,554
Total SF:	28,935
Expandable:	Unknown
Zoning:	Commercial
Former Use:	Movie Theater
Can Subdivide:	Yes
Within City Limits:	Yes
Last Updated:	Mar 11, 2025

Economic Development Contact

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Realtor/Owner Contact

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