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GREENWICH PLACE

2716 N. Greenwich Ct. Wichita, KS 67206



# GREENWICH PLACE

## ABOUT THE DEVELOPMENT



GREENWICH PLACE IS A 106-ACRE RETAIL AND ENTERTAINMENT DESTINATION LOCATED AT THE INTERSECTION OF K-96 AND GREENWICH IN WICHITA, KS.

THE DEVELOPMENT FEATURES A VARIETY OF POPULAR BUSINESSES, INCLUDING DAVE & BUSTER'S, WICHITA SPORTS FORUM, MAURICES, DULUTH TRADING, WORLD MARKET, GNC, PANERA, DSW, ROSS, ULTA, BLAZE PIZZA, AND MORE. ITS PRIME LOCATION IS ADJACENT TO MAJOR ATTRACTIONS LIKE SCHEELS ATHLETIC COMPLEX, WHICH WELCOMES 500,000-600,000 VISITORS ANNUALLY, AND TOPGOLF.

WICHITA SPORTS FORUM FURTHER ENHANCES FOOT TRAFFIC WITH APPROXIMATELY 1.2 MILLION VISITORS EACH YEAR, SOLIDIFYING GREENWICH PLACE AS A VIBRANT HUB FOR SHOPPING, DINING, AND ENTERTAINMENT.

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Google Maps





# GREENWICH PLACE

## NEIGHBORHOOD VIBE



<b>POPULATION</b>	<b>2,826</b>	<b>30,823</b>	<b>104,232</b>
<b>HOUSEHOLDS</b>	<b>1,050</b>	<b>12,811</b>	<b>42,762</b>
<b>EMPLOYEES</b>	<b>2,661</b>	<b>23,965</b>	<b>49,076</b>
<b>MED HH INCOME</b>	<b>\$143,026</b>	<b>\$122,092</b>	<b>\$97,269</b>

Wichita is the largest city in Kansas and county seat of Sedgewick County. Major highways, including the Kansas Turnpike, US 400 and Interstate I-135, link the city with a large trade area that encompasses a population of more than one million people within a 100-mile radius. The nearest large cities are Denver to the west, Kansas City to the northeast, Oklahoma City to the south, and Tulsa to the southeast.

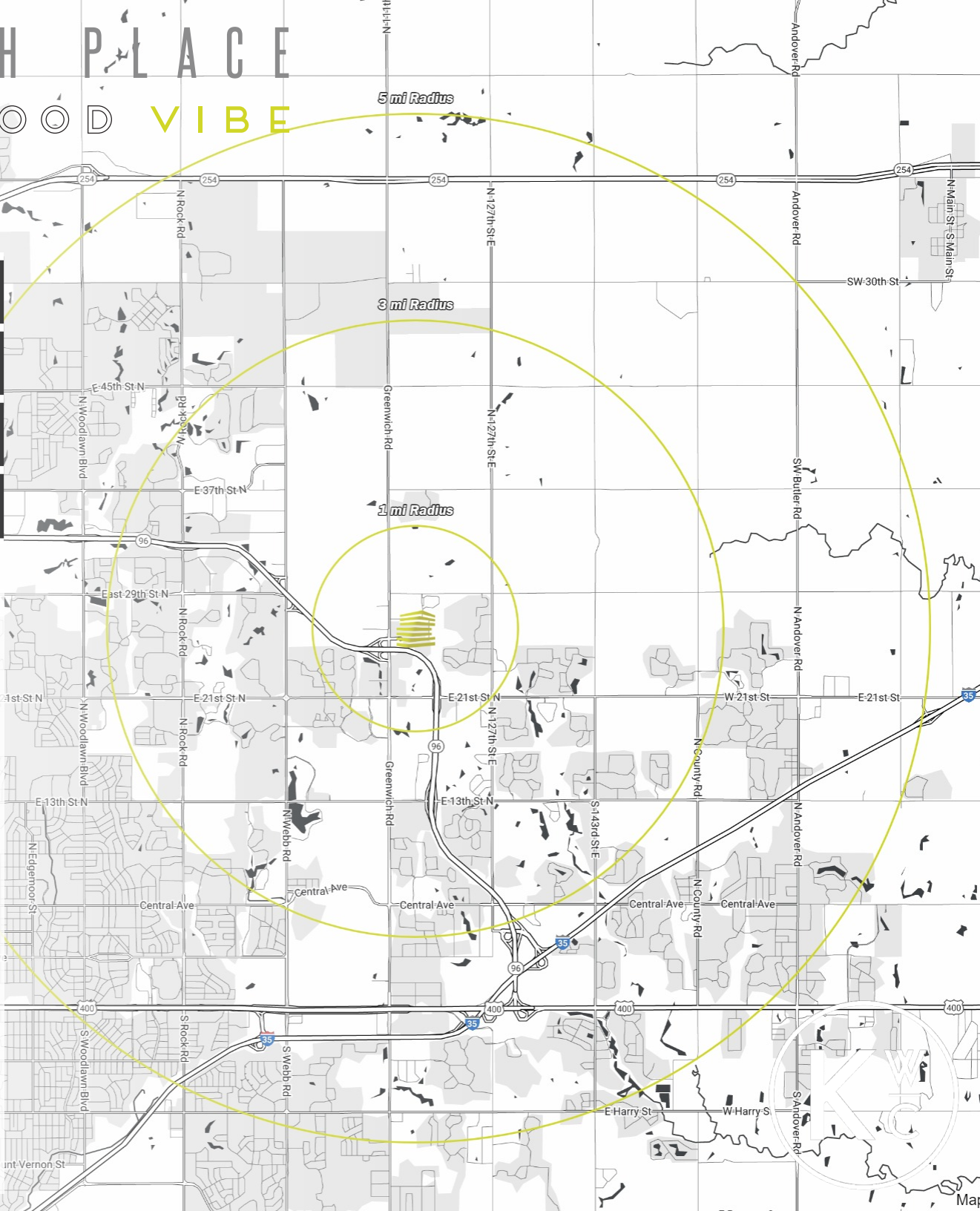
In the 20th century, aircraft pioneers such as Clyde Cessna, Walter Beech and Bill Lear began projects that would lead to Wichita's establishment as the "Air Capital of the World." In 1917, the Cessna Comet was the first airplane that was manufactured in Wichita. Cessna and Beechcraft remain based in Wichita today, along with Learjet and Spirit Aerosystems. Airbus maintains a workforce in Wichita. Since the growth of the aircraft industry began during the inter-war years, Wichita has been a leading producer of general aviation and commercial aircraft. McConnell Air Force Base was activated in 1951 and has remained an important factor in the community.

Wichita has long been known as a center of entrepreneurship. In addition to aircraft pioneers, Fred Koch founded Koch Industries in Wichita, and Dan and Frank Carney founded Pizza Hut. Coleman, Freddy's Frozen Custard, and many other successful companies also began in Wichita.

Wichita has evolved into a cultural and entertainment center. The downtown district offers restaurants, retail shops, museums and parks. INTRUST Bank Arena, located in downtown Wichita, features a total potential capacity of over 15,000.

Several universities are located in Wichita, the largest being Wichita State University. Wichita State University was founded as Fairmount College in 1895 as a municipal university, and joined the State Board of Regents system in 1964. Friends University and Newman University are also located in Wichita.

In July 2011, Wichita, Kansas ranked 8th on the list of the 10 best value cities. In February 2013, Wichita was ranked 23 of 102 major markets for small-business vitality. Commute times are the lowest among the 100 major metropolitan markets. Wichita has also been named the most "Uniquely American" city by Newsmax Magazine, in addition to being designated an "All-American City" four times.







# GREENWICH PLACE

## AREA EATS + HOT SPOTS



Total Wine  
& MORE

WORLD MARKET

ROSS  
DRESS FOR LESS

ULTA  
BEAUTY

DSW

HomeGoods

MARDEL<sup>®</sup>  
CHRISTIAN & EDUCATION

FAMOUS  
footwear<sup>™</sup>

five BELOW<sup>®</sup>

Michaels

OLD NAVY

Marshalls

SMOOTHIE  
KING

BLAZE PIZZA

Panera  
BREAD<sup>®</sup>

verizon

Marshalls



Wendy's

DULUTH  
TRADING  
CO

CAVENDER'S  
WESTERN OUTFITTER

DAVE &  
BUSTER'S

TOPGOLF



# GREENWICH PLACE

## S I T E P L A N



### GREENWICH PLACE

- 440,531 SF Retail & Restaurant
- 143,000 SF Wichita Sports Forum
- 65,002 SF Hotel, 118 Rooms
- 648,533 Total Existing Square Feet



# GREENWICH PLACE

## MARKET AERIAL



- #1 DAVE & BUSTERS IN 4 STATE REGION  
(15% ABOVE OVERLAND PARK, KS)
- #1 ACADEMY SPORTS IN KANSAS  
(5% ABOVE #2 - TOPEKA, KS)
- #1 TARGET IN KANSAS  
(TOP 5% IN THE U.S.)



**SHEELS  
ATHLETIC COMPLEX**  
5,000 SEATS  
12 SOCCER FIELDS

**STONEY POINTE**  
438 UNIT  
APARTMENT COMPLEX

**SITE**

**REI**  
**Marshall's**  
**Michael's**  
**MARDEL**  
**HomeGoods**  
**Total Wine**  
**OLD NAVY**  
**WORLD MARKET**

**NEWSPRING CHURCH**  
2,200 SEATS  
4 WEEKLY SERVICES

**CHURCH OF THE  
MAGDALEN**  
1,500 SEATS  
8 WEEKLY SERVICES

**DICK'S  
SPORTING GOODS**  
**BEST  
BUY**  
FORMER  
**Gordmans**

**BRADLEY FAIR SHOPPING CENTER**  
**NORDSTROM**  
**rack**  
**SEPHORA**  
**BARNES & NOBLE**  
**TRADER JOE'S**  
**POTTERY BARN**  
**lululemon** **athletica**  
**WARBY PARKER**

**WHOLE  
FOODS**  
MARKET

**TRINITY  
ACADEMY**  
600 STUDENTS

**E 21st St 16,153 (2023)**

**E 13th St 15,019 (2023)**

**Beechcraft**  
7,500 Employees

**Indoor Entertainment**

**REGAL**



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