



FOR LEASE

PROPERTY HIGHLIGHTS:

- 16,704 RSF Available For Lease
- Medical office space featuring exam rooms, administrative offices, reception, and employee breakroom
- Former accredited surgery center
- Located near the corner of Rock Road and James Street in Derby, KS
- Backed up by 80 kW Cummins generator

1101 N ROCK ROAD
DERBY, KS 67037

CONTACT:

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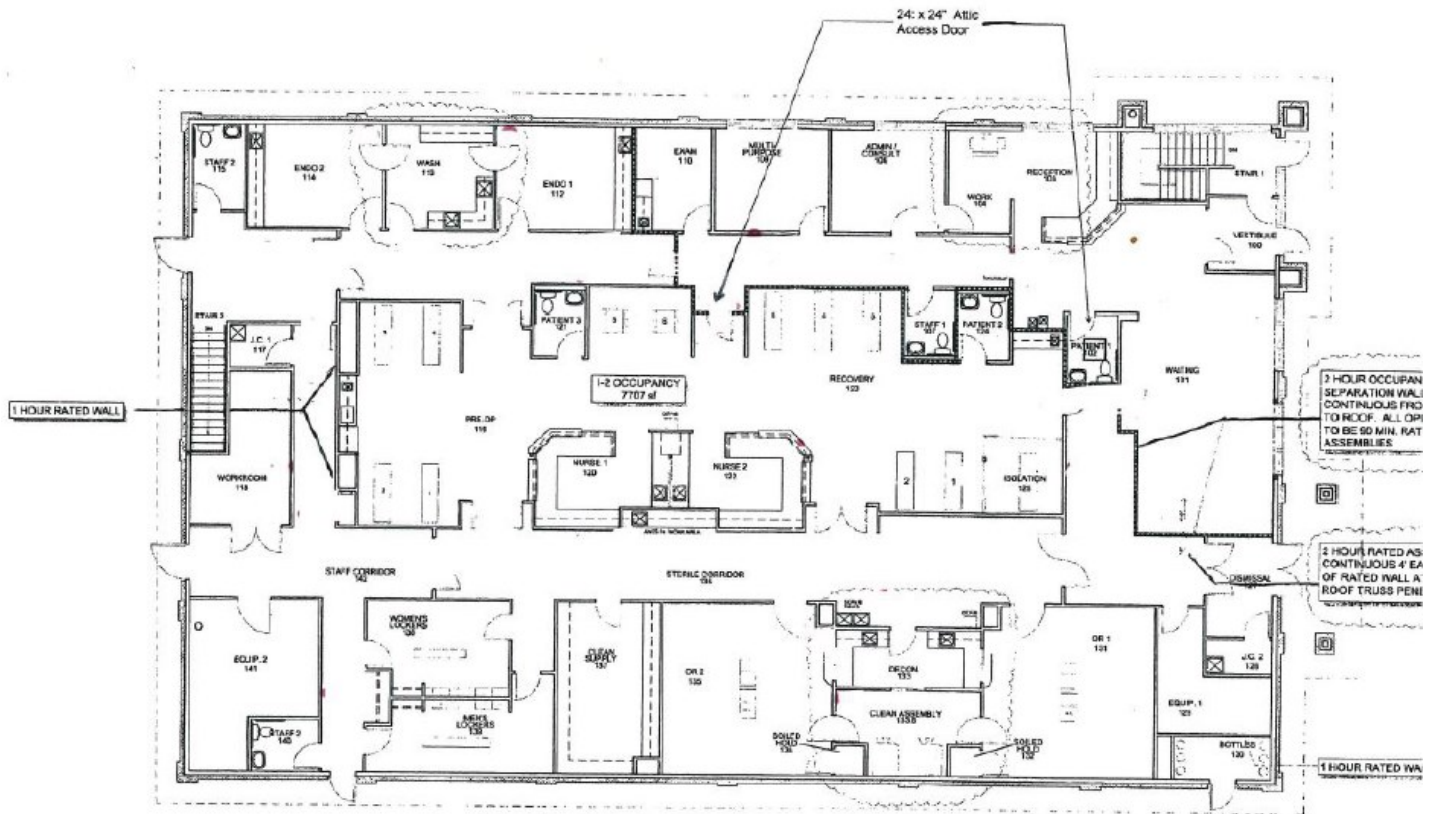
CORNERSTONE COMPANIES, INC.

8902 N Meridian Street
Suite 205
Indianapolis, IN 46260



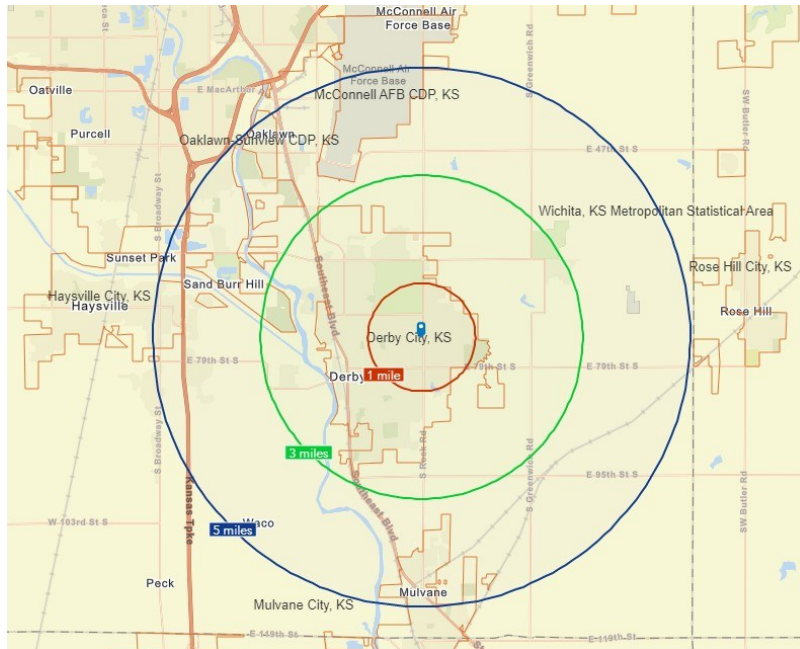
For more, visit: CornerstoneCompaniesInc.com

FLOOR PLAN



For more, visit: CornerstoneCompaniesInc.com

LOCATION



For more, visit: CornerstoneCompaniesInc.com

DEMOGRAPHICS

KEY FACTS

42,232

Population

37.4

Median Age



15,422
Households

\$56,583

Median Disposable
Income

INCOME



\$70,614

Median
Household Income



\$32,482

Per Capita
Income



\$194,219

Median Net
Worth

ANNUAL SPENDING



Apparel & Services



Personal Care



Health Care



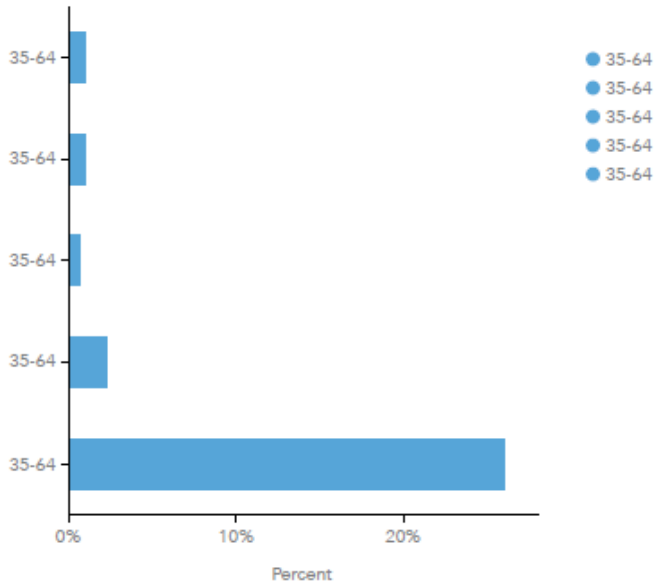
Dinner



Education

0 2,000 4,000 6,000

HEALTH CARE SPENDING



HEALTH CARE EXPENDITURES



\$4,087

Annual Health Insurance
Expenditures



\$2,104

Medical Care



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