



Seth Child Commons

Manhattan, Kansas

- › Target-anchored 188,570 SF community center
- › National tenant line-up boasting 98% occupancy
- › Located on the rapidly growing west side of Manhattan, KS
- › Close proximity to Kansas State University with 22,000 students, and Fort Riley Army Base with 15,000 active duty personnel
- › \$1.25 Billion National Bio and Agro-Defense Facility to open 2022-2023, bringing 350+ new jobs
- › Suites available:
 - › 10,795 SF – available Spring 2020
 - › 3,432± SF – restaurant, equipment package included

DEMOGRAPHICS

	1-mile	3-mile	5-mile
Estimated Population	5,031	46,392	57,014
Median Income	\$74,302	\$55,920	\$57,348
Daytime Population	5,053	51,694	59,951
MSA Population	98,500		
Riley/Pottawatamie/Geary Counties			

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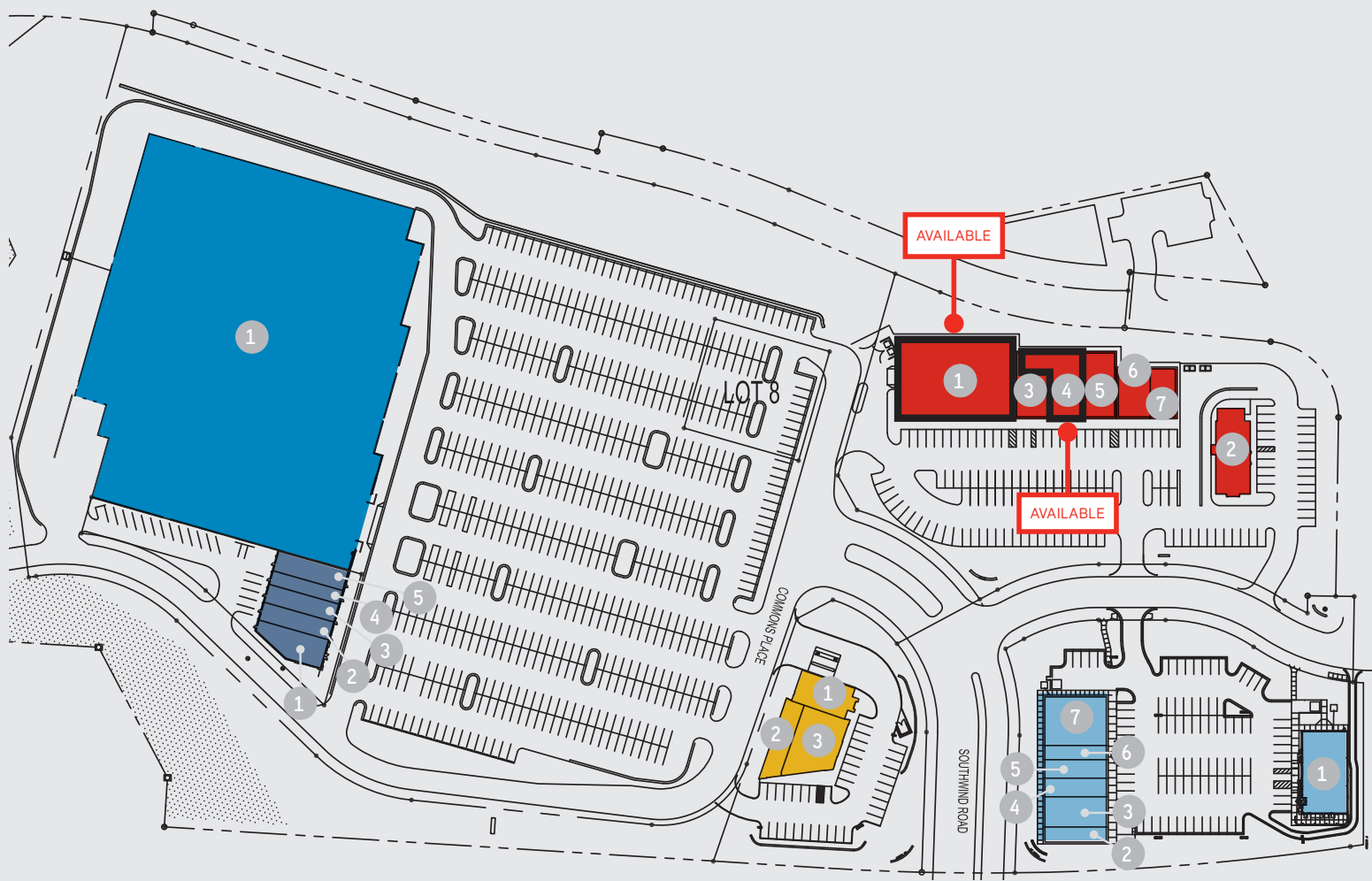
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10,795 SF
Available Spring 2020



3,432 SF
Restaurant with grease interception equipment package included

SETH CHILD COMMONS SITE PLAN



TENANT KEY

1	Target	125,433 SF	1	Panera Bread	4,950 SF	1	Available Spring 2020	10,795 SF	1	Gamestop	2,001 SF
2	Verizon	1,471 SF	2	Verizon	1,471 SF	2	Arby's	3,400 SF	2	Merle Norman	1,759 SF
3	AAA Travel	2,146 SF	3	AAA Travel	2,146 SF	3	Gallery for Hair	1,852 SF	3	GNC	1,759 SF
4	Complete Nurtition	1,435 SF	4	Complete Nurtition	1,435 SF	4	Available	3,432 SF	4	Great Clips	1,201 SF
5	Pfeifley's Jewelry	1,428 SF	5	Pfeifley's Jewelry	1,428 SF	5	US Cellular	2,562 SF	5	Sally Beauty Supply	1,605 SF
6	T-Mobile	1,095 SF	6	T-Mobile	1,095 SF	6	Planet Beach	2,116 SF			
7	Borck Brothers Clothing	3,828 SF	7	Borck Brothers Clothing	3,828 SF	7	Premier Chiropractic	1,651 SF			



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