



## 1207 N Church St

1207 N Church St, Atkins, AR 72823



**Mandie Hodges**

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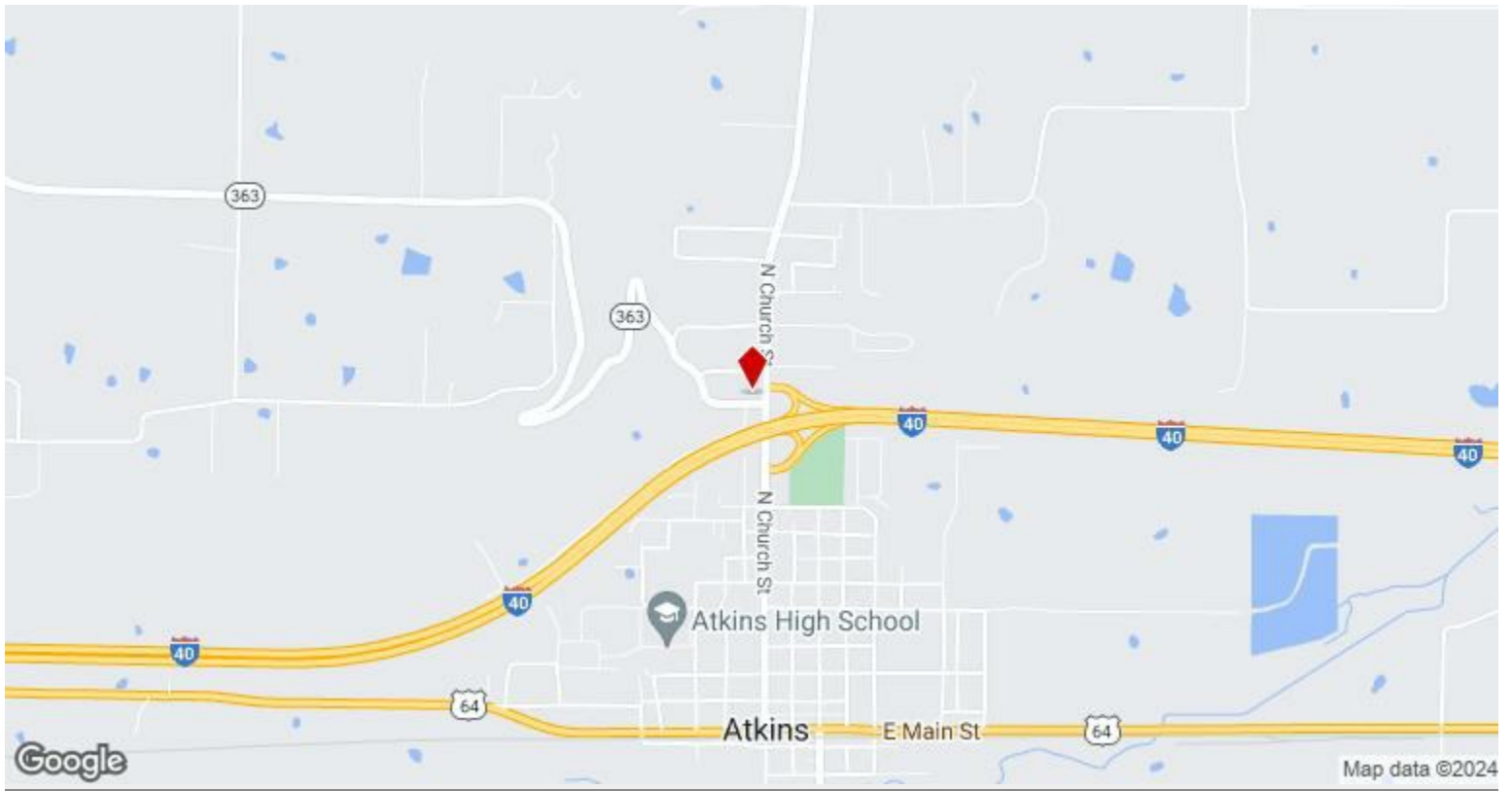
# 1207 N Church St

\$550,000

Former KFC/Taco Bell combination fast food restaurant has a covered drive-thru, full service kitchen and dedicated dining area....



Price:	\$550,000
Property Type:	Retail
Property Subtype:	Fast Food
Building Class:	C
Sale Type:	Investment or Owner User
Lot Size:	0.93 AC
Gross Leasable Area:	3,528 SF
No. Stories:	1
Year Built:	1995
Tenancy:	Single
Parking Ratio:	10/1,000 SF
Zoning Description:	C-3
APN / Parcel ID:	725-00461-000C
Walk Score ®:	31 (Car-Dependent)



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# Property Photos



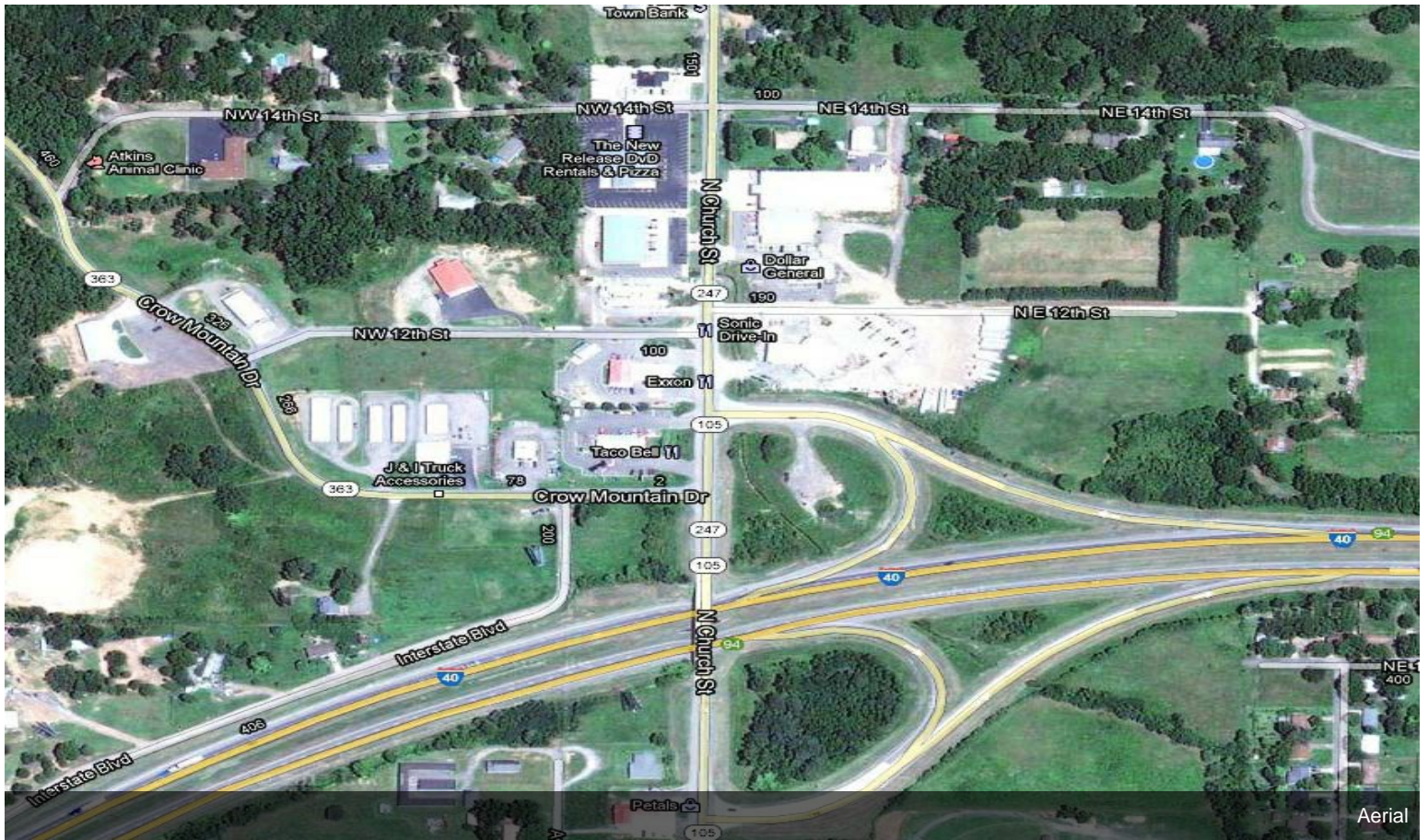
Photo



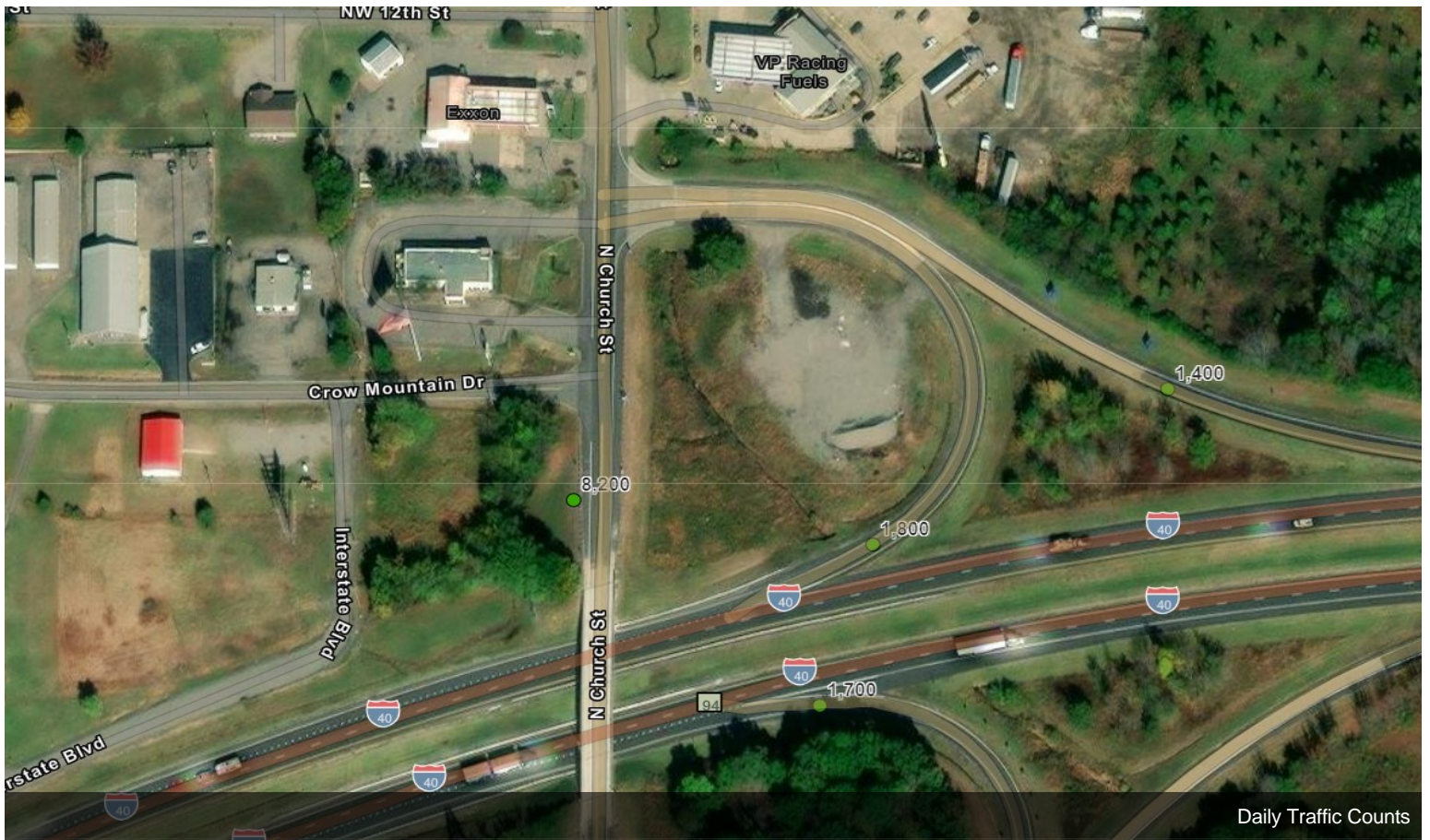
Layout



# Property Photos



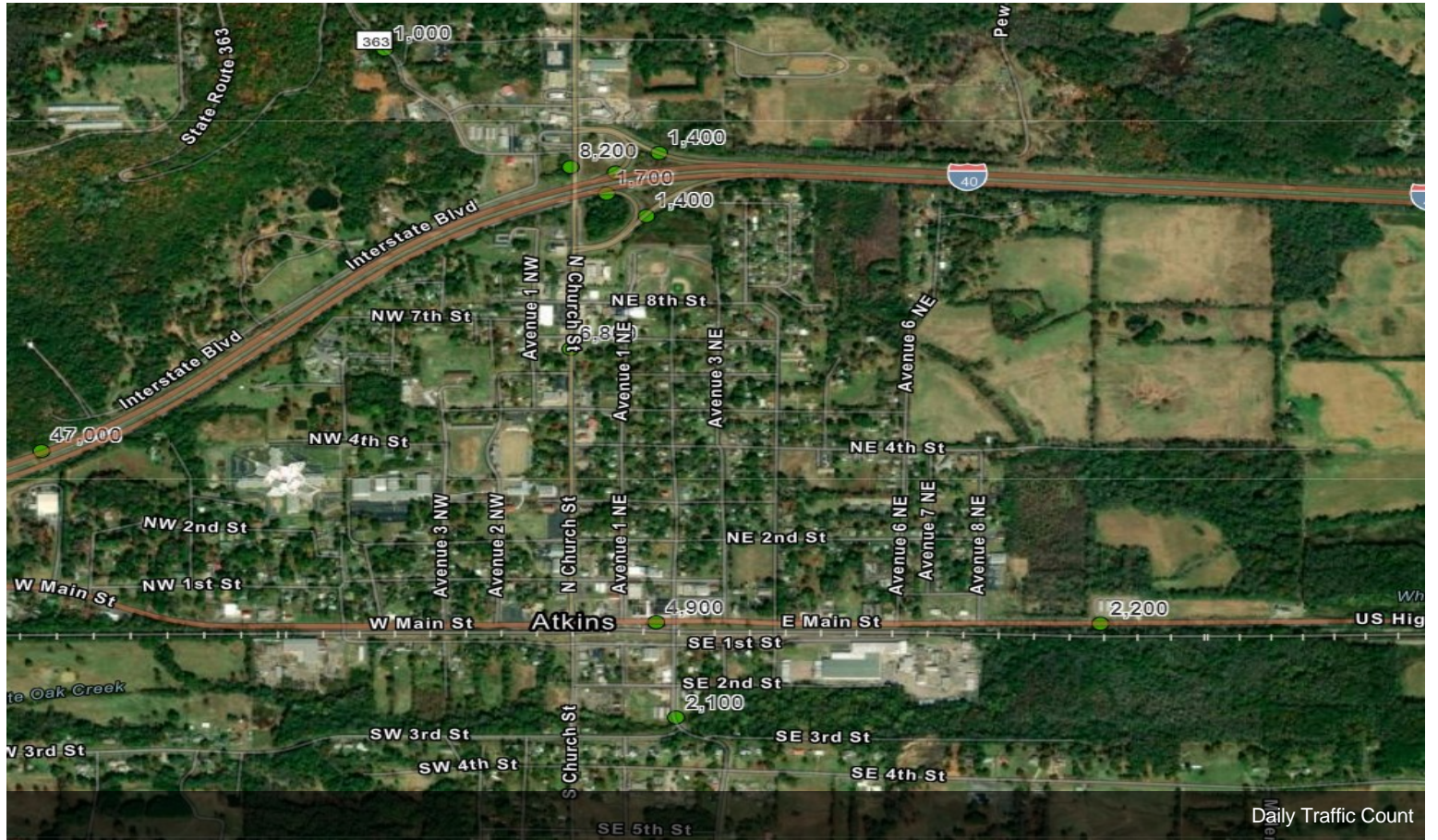
Aerial



Daily Traffic Counts



# Property Photos



Daily Traffic Count

## PEOPLE

	Zip	City	County
Population	6,295	3,037	63,372
Population Density	53	495	78
People per Household	2.6	2.5	2.6
Median Age	40.2	36.4	34.9
Median Household Income	\$37,192	\$37,875	\$40,668
Average Income	\$20,107	\$18,154	\$21,650

## ECONOMY

	Zip	City	County
Unemployment	4.50 %	4.50 %	4.50 %
Recent Job Growth	-1.90 %	-1.90 %	-1.90 %
Future Job Growth	18.99 %	18.99 %	18.99 %
Sales Tax	7.50 %	7.50 %	8.04 %
Income Tax	6.90 %	6.90 %	6.90 %

Cost of Living Index	76	76	80 Demographics
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