

FREESTANDING RESTAURANT FOR SALE

1001 N. Broadway, Wichita, KS 67214





PRICE REDUCED!



SALE PRICE:	\$249,999.00
BUILDING SIZE:	1,399 SF
LOT SIZE:	14,270 SF
ZONING:	Limited Commercial
TAXES:	Generals: \$6,601.92

PROPERTY HIGHLIGHTS

- Former restaurant space available with drive-thru possibility.
- Existing pick up window on east side of building.
- Large pole sign available fronting Broadway.
- Close access to Via Christi Hospital to the east.
- Neighboring businesses include; Saigon, Artichoke Sandwich Bar, Spangles and many more.

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
 POPULATION	10,176	97,648	213,827
 AVG. HH INCOME	\$36,379	\$43,900	\$49,502
 MEDIAN AGE	32.7	34.4	35.6
TRAFFIC COUNTS			
 BROADWAY ST.	13,422 VPD		



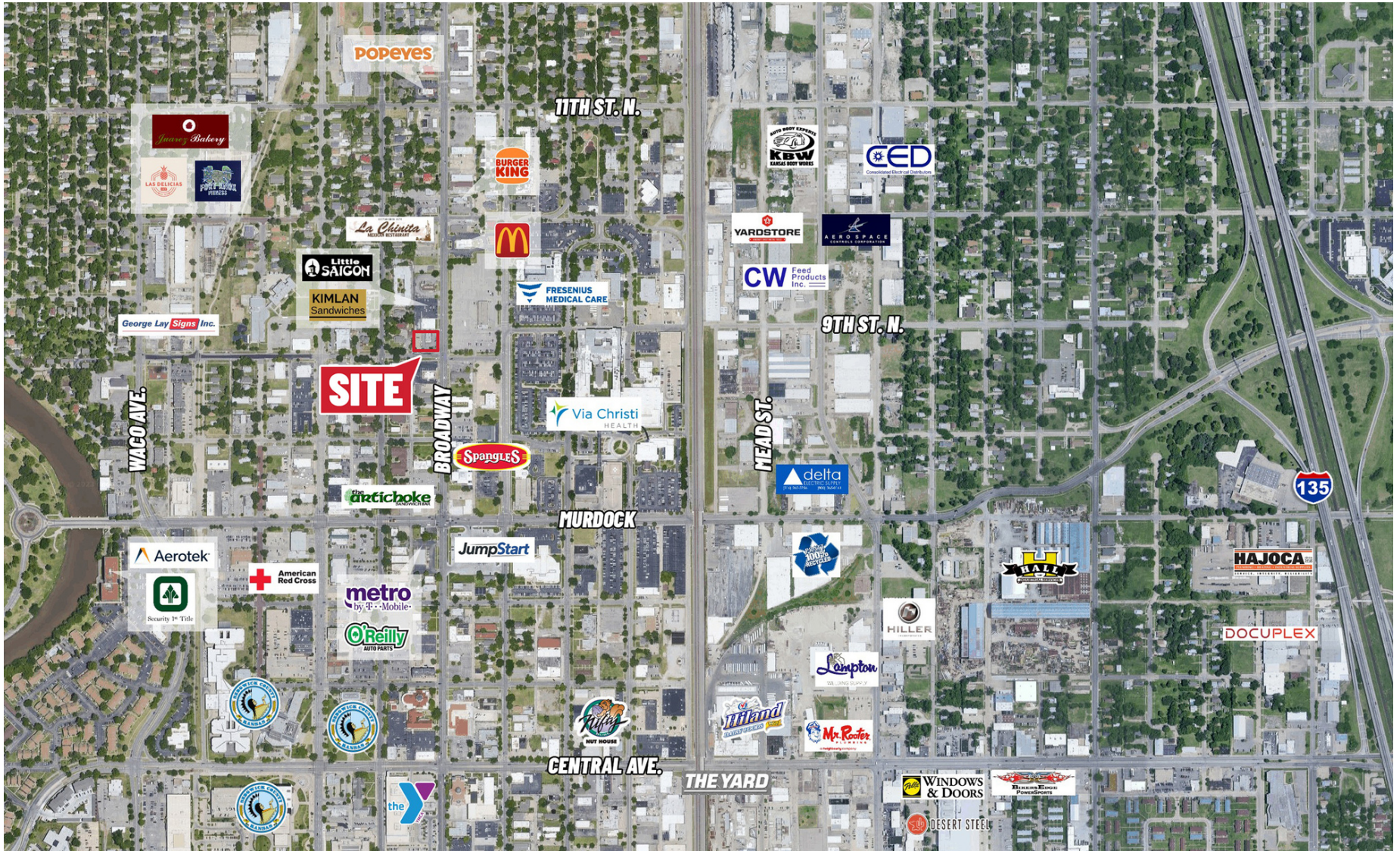
Offered exclusively by: **Christi Royse, CCIM**
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