

FREE-STANDING RESTAURANT FOR SALE

1050 N. Broadway Ave., Wichita, KS 67214

PRICE REDUCED



SALE PRICE: ~~\$600,000.00~~ \$425,000.00
PRICE REDUCED

BUILDING SIZE: 4,101 SF

LOT SIZE: 1.03 Acres

YEAR BUILT: 2011

ZONING: LC




PARKING: 40 +/- spaces

2023 TAXES: Generals: \$31,524.99
Specials: \$10.67

PROPERTY HIGHLIGHTS

- Former quick service restaurant available for purchase near downtown Wichita.
- Dual lane drive-thru.
- Large dining area, walk-in cooler and freezer.
- Pole signage available.
- Site dimensions/Broadway frontage - 166' x 300' depth.
- Situated near St. Francis Hospital, Burger King and other retail.

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
 POPULATION	10,160	96,396	212,921
 AVG. HH INCOME	\$35,648	\$44,133	\$49,771
 MEDIAN AGE	32.5	34.5	35.6

TRAFFIC COUNTS

 13TH & BROADWAY	26,182 VPD
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Offered exclusively by: **Grant Tidemann, SIOR**
316-292-3908 | tidemann@weigand.com

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