

Walmart Outlots

0.79 Acres

Property Information

- + Zoning: General Commercial (C-2)
- + Office, retail, restaurant with drive-thru uses
- + Excellent visibility along S Main Street
- + Located in the main retail corridor of Fort Scott
- + Entrance is signalized
- + Within a five minute drive to Fort Scott Community College which has an annual enrollment over 1,600 students
- + As the only Walmart in Bourbon County, the store averages 1.2 million visitors per year

2500 S Main Street
Fort Scott, KS 66701
Store #039



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Available

Area Overview

Bourbon County is located in Southeast Kansas, with Fort Scott, the county's most populous city, as the county seat. Fort Scott has deep historical roots dating back to the Civil War and continues to keep its small-town and rural charm.



Businesses
(5 Mi)

515



Hotels
(3 Mi)

- 4 Hotels
- 242 Rooms



Employees
(5 Mi)

7,293



Major Employers

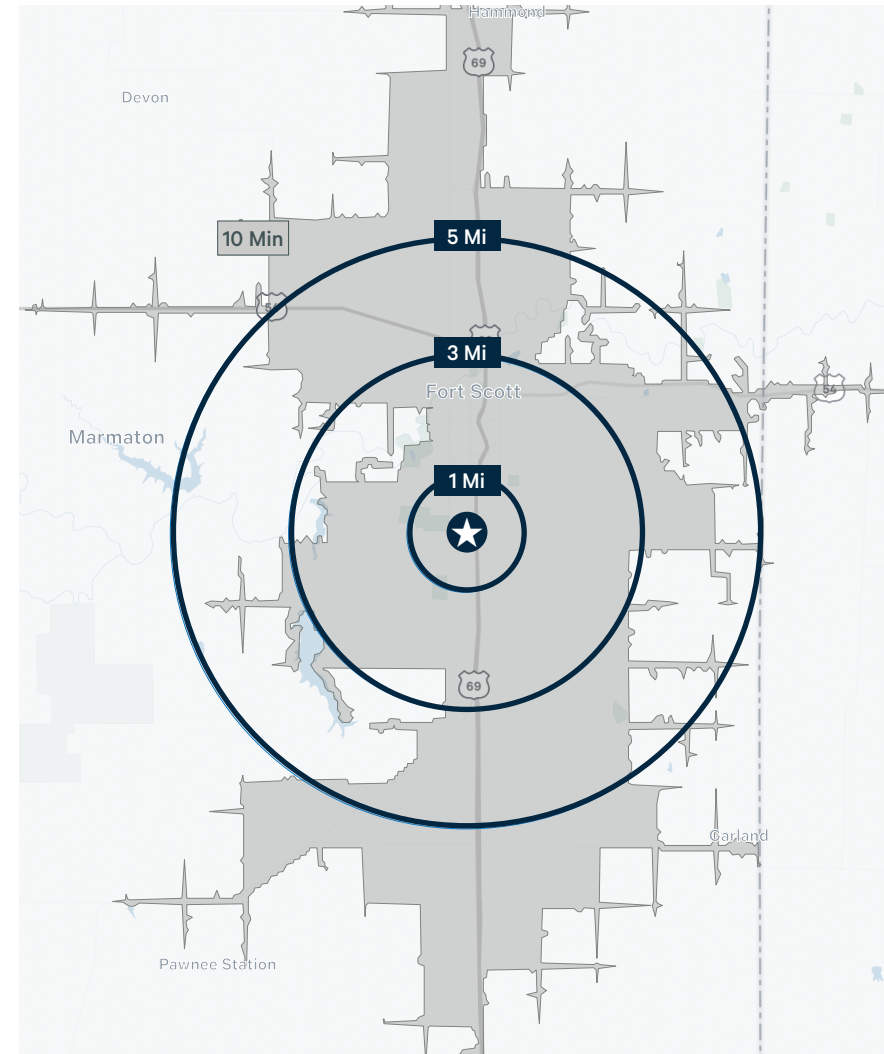
- Peerless Products
- Ward-Kraft, Inc.
- Timken SMO



Traffic Generators

- Walmart Supercenter
- Fort Scott Community College
- Downtown Fort Scott

2023 Estimates	Total Population	Daytime Population	Total Households	Median HH Income	Median Age
1 Mile	1,367	3,794	486	\$51,186	42.7
3 Miles	8,500	10,481	3,371	\$47,264	37.9
5 Miles	9,618	11,184	3,844	\$51,383	38.2
5 Minutes	2,962	5,888	1,153	\$44,232	38.9
10 Minutes	8,771	10,691	3,521	\$48,654	38.0
15 Minutes	10,306	11,573	4,163	\$52,282	38.5



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