



FOR SALE - 2nd GEN RESTAURANT OUTDOOR PATIOS

Located in the heart of the Near Southside, this walkable, high-traffic district is one of the city's fastest-growing hubs for food, culture, and community.

Prime Location Perks

- Cultural Hotspot
- Just minutes from Sundance Square, the Fort Worth Water Gardens, and Magnolia Avenue—this area blends modern creativity with historic charm.
- Destination Dining & Drink Scene
- Surrounded by award-winning barbecue, craft coffee, breweries, cocktail lounges, and chef-owned kitchens that draw both locals and tourists.
- Built-In Foot Traffic
- With thriving brunch scenes, weekday lunch crowds, and evening nightlife, the South Main corridor is always buzzing.
- Creative Meets Community
- Street art, pop-ups, public events, and active neighborhood development make this a go-to zone for first movers and forward-thinkers.

Feature Highlights

- ✓ 2nd Generation Restaurant
- ✓ 11,000 SF land
- ✓ Beautiful covered rooftop patio
- ✓ Covered outdoor patio
- ✓ Enclosed smoker area for BBQ pits
- ✓ 2250 SF under HVAC



Kelly Horton
Broker
817-688-3200
kelly@biginkre.com

www.biginkre.com

Jeffrey Yarbrough
Broker
214-207-7719
jeffrey@biginkre.com