





CHRIS ALLCORN 479.466.8829 **DEVIN BRITTON** 479.305.9960



\*2,750,000

- Fully Turnkey Restaurant & Coffee Shop
- Covered Patio on the Razorback Greenway
- FF&E Conveys
- Iconic Fayetteville Location
- Two RV Hook Ups Available

+/- 4,000 INDOOR SQ. FT.

+/- 9,000 OUTOOR SQ. FT.

+/- 114 SHARED PARK SPOTS

481 S School Avenue Fayetteville, AR 72701













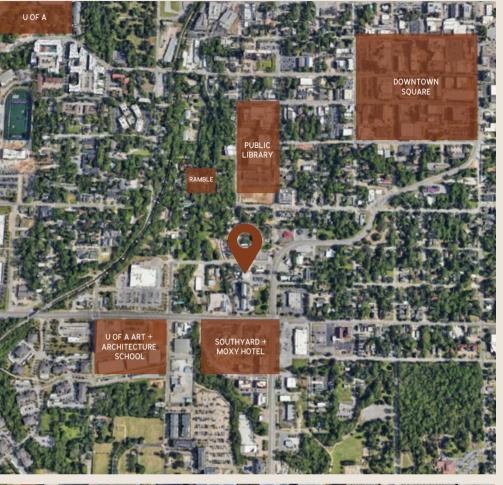


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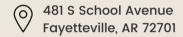
www.hatrackrealestate.com







- Coffee & Espresso program
- Brick wood-fired oven
- Two walk-in units
- Full bar setup
- All FF&E conveys including custom furniture
- No naming rights convey
- A part of the Outdoor Refreshment Area (ORA)





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All information is deemed reliable but not guaranteed.

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