

Panama City Beach, Florida | Destin, FL

Gulf Coast Burgers



SELMA HILL

Broker

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10031 Hutchinson Blvd | Location 1

SUMMARY



10031 Hutchinson Blvd | Panama City Beach

- 5280 sf
- 1.23 Acres
- This established restaurant has successfully been running for 8 years.
- Seats 261
- Located at the East end of our white sandy beaches, near Walmart, near the new large PCB Sports complex, and Navy Base
- (see merchant map)
- Surrounded by established neighborhoods and Condo Complexs



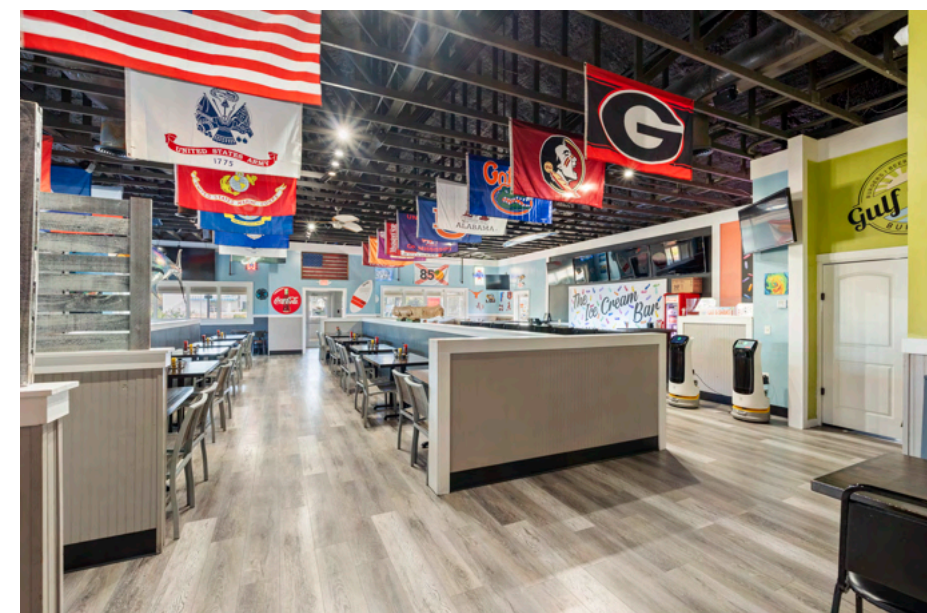
Summary

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10031 Hutchinson Blvd | Location 1

INTERIOR PHOTOS



10031 Front Beach rd | Panama City Beach Location

AERIAL MAP



THE FOOD



TRAFFIC COUNTS



Daily Traffic Counts: ▲ Up 6,000 / day ▲ 6,001 – 15,000 ▲ 15,001 – 30,000 ▲ 30,001 – 50,000 ▲ 50,001 – 100,000 ▲ Over 100,000 / day

1
66,873

2022 Est. daily traffic counts

Street: **W Hwy 98**
Cross: **Hwy 98**
Cross Dir: **SE**
Dist: **0.03 miles**

Historical counts

Year	Count	Type

2
66,151

2021 Est. daily traffic counts

Street: **US 98**
Cross: **Hwy 98**
Cross Dir: **SE**
Dist: **0.03 miles**

Historical counts

Year	Count	Type
2019	68,113	AADT

3
65,323

2022 Est. daily traffic counts

Street: **W Highway 98**
Cross: **Solomans Dr**
Cross Dir: **W**
Dist: **0.05 miles**

Historical counts

Year	Count	Type
2005	68,000	AADT
1998	56,840	AADT
1997	55,376	AADT

4
59,330

2020 Est. daily traffic counts

Street: **AL 55**
Cross: **United States Hwy 98**
Cross Dir: **W**
Dist: **0.07 miles**

Historical counts

Year	Count	Type
1997	53,500	AADT

5
58,000

2021 Est. daily traffic counts

Street: **US 98**
Cross: **W Hwy 98**
Cross Dir: **NE**
Dist: **0.02 miles**

Historical counts

Year	Count	Type
2020	52,000	AADT
2019	51,000	AADT
2018	45,500	AADT

NOTE: Daily Traffic Counts are a mixture of actual and Estimates (*)

TWO LOCATION RESTAURANT LISTING PRICE \$4,400,000



Presented by
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