



LANDMARK
COMMERCIAL

BAR COYOTE

RETAIL SPACE FOR SALE OR LEASE

2411 N SUMMIT ST, ARKANSAS CITY, KS

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All information is deemed to be accurate, however, Broker makes no guarantee as to the accuracy of the terms and conditions represented herein.

PROPERTY SUMMARY

SALE PRICE

Price Reduced: ~~\$350,000~~ \$300,000

LEASE RATE

\$5000 Per Month

BUILDING SIZE

8000 SF

LOT SIZE

0.89 Acres

HIGHLIGHTS

- BUILT IN 1998
- BUILT OUT BAR
- 2 BATHROOMS
- LARGE BANQUETTE ROOM
- LARGE STORAGE AREA
- CLOSE PROXIMITY TO SOUTH CENTRAL KANSAS REGIONAL MEDICAL CAMPUS WITH A NEW \$29 MILLION HOSPITAL
- HIGHLY VISIBLE NORTH/SOUTH ARTERY WITH 15,675 VPD, ACCESS TO WICHITA AND OKLAHOMA CITY

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
POPULATION	3,948	12,883	14,758
HOUSEHOLDS	1,621	4,843	5,577
AVG HH INCOME	\$68,272	\$68,110	\$70,834



PHOTOS



AERIAL



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REAL ESTATE



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ABOUT LANDMARK

Landmark Commercial Real Estate, Inc. has extensive experience in the leasing and sales of retail, office, restaurant and industrial properties, as well as property management. We represent both Owners and Tenants/Buyers. Our extensive experience with both sides of the transaction gives us added insight in negotiating transactions that work for both parties. Landmark Commercial Real Estate maintains a large property database, which we utilize to provide Tenants with quick and reliable information. Landmark is also experienced in all phases of commercial real estate development including evaluation, conception, site selection, site planning, developmental services, construction management and leasing.

Landmark prides itself on our success in focusing on leasing and marketing properties for sale, lease and development. Many of the properties we handle are owned by institutional owners, investors and developers, who demand a high level of reporting and results. We are selective in the Listings that we accept, and we provide a commitment to results through implementation of a strategic marketing plan on every property.

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