



retail specialists

Your Retail Real Estate Experts

Gulfport, MS Former Wendy's

22 Pass Road Gulfport, MS 39507



FOR SALE

Property Highlights

- Available: Former Wendy's on 0.88 acres for sale
- 18,000 VPD's
- Almost 2,000 students enrolled at Gulfport High School 3 minutes away
- Pylon signage
- Full access
- Call for pricing



ACRES
0.88



TRAFFIC
18,000 VPD



ACCESS
Pass Rd

Demographics

	1 mile	3 mile	5 mile
Population	6,131	29,453	68,593
Households	2,687	12,604	27,764
Daytime Pop	7,851	33,086	82,727
Med HH Income	\$52,403	\$49,474	\$53,659

BROKER OF RECORD:
DAVID ASHFORD
LICENSE # B-24818

Drew Kaufmann dkaufmann@retailspecialists.com 205.914.6605

Joe Strauss, CCIM jstrauss@retailspecialists.com 205.393.3215

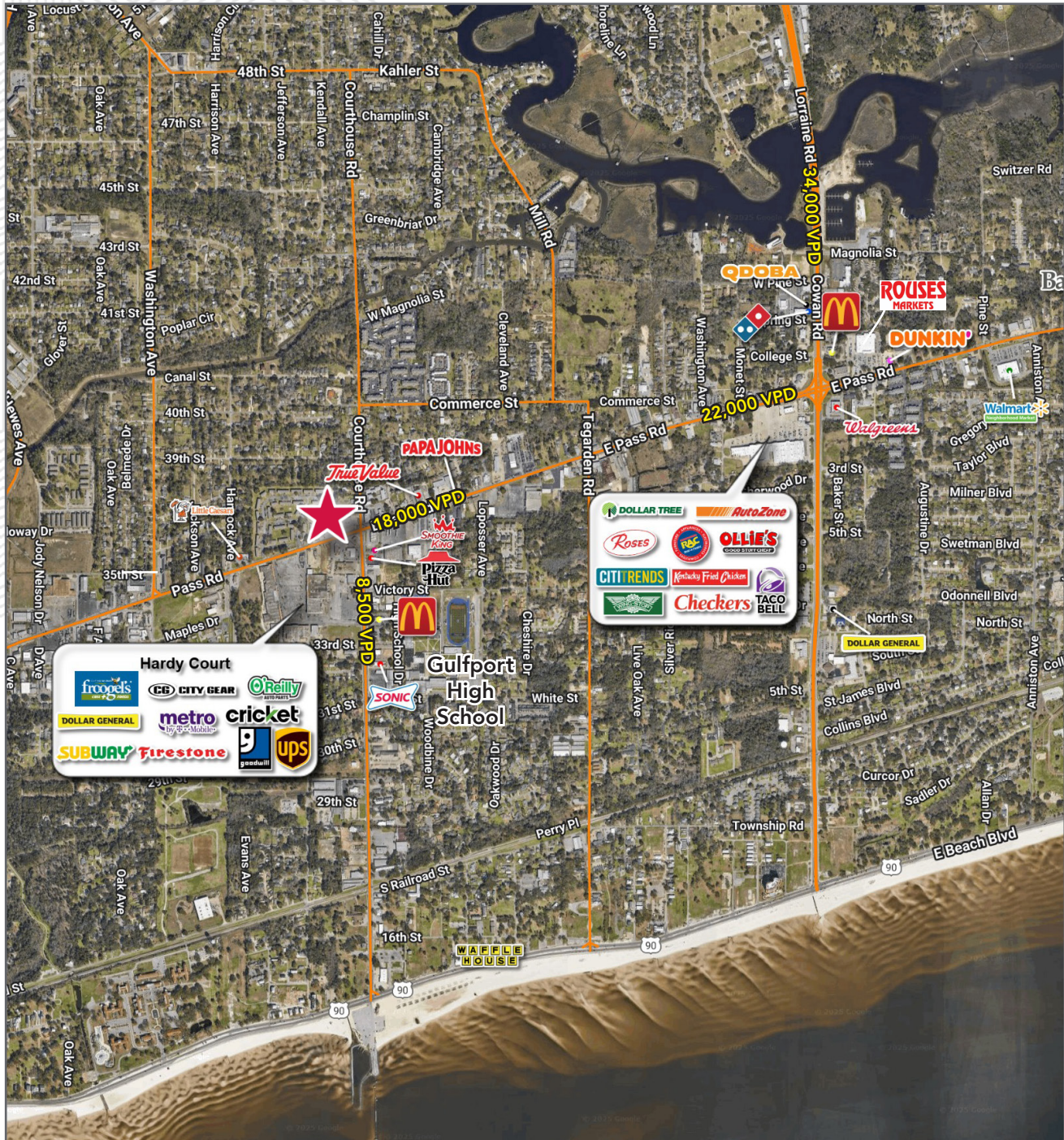


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Market Aerial



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Site Access Aerial



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