

RESTAURANT & BAR FOR SALE OR LEASE

WITH PURCHASE OF BUSINESS

\$749,000 - Building & Business Purchase

Lee Stubblefield

Sales & Leasing 602.327.6008 lee@citywidecre.com



2122 East Highland Avenue, Suite 225 Phoenix, Arizona 85016 602.313.1000 • citywidecre.com

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PROPERTY **DETAILS**

221 S. MAIN STREET

COOLIDGE, ARIZONA 85128

2,644 SF Former Restaurant/ Sports Bar

6,534 SF Lot Size

Available for Sale or Lease

\$749,000 - Building & Business Price

\$499,000 - Building Price (WITHOUT #6 LICENSE)

\$299,000 - Business Price (INCLUDES #6 LICENSE)

\$249,000 - Business Price (WITHOUT #6 LICENSE)

Lease Rate: \$3,000/MO (AFTER BUSINESS PURCHASE)

Located in Historic Downtown District

Features modern appliances, newly remodeled bathrooms, 2 pool tables, indoor stage

APN # 205-05-0500

Pinal County named fasted growing county in Arizona

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DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
AVERAGE AGE:	35.8	34.3	35.1
POPULATION:	6,539	17,006	19,241
AVERAGE HH INCOME:	\$60,658	\$81,070	\$79,882
HOUSEHOLDS:	2,005	4,346	5,173

DAYTIME EMPLOYMENT	1 MILE	3 MILES	5 MILES
EMPLOYEES:	1,660	2,856	3,392
BUSINESSES:	229	349	362









