

For Lease

Former BBQ Restaurant

1,470 SF | Negotiable



1313 E. 9th St.

1313 E. Broad

Texarkana, Arkansas 71854

Property Description

Now available for lease in Texarkana, Arkansas:

Former BBQ restaurant on E. 9th Street.

Offering 1,470 sf of space with inventory included.

Please call for more details!

OFFERING SUMMARY

Available SF	1,470 SF
Lease Rate	Negotiable

DEMOGRAPHICS

Stats	Population	Avg. HH Income
1 Mile	6,239	\$40,833
3 Miles	42,225	\$40,814
5 Miles	69,129	\$46,314

For more information

Jerry Brewer

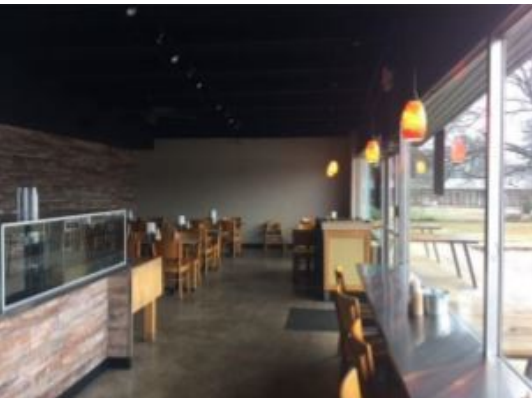
O: 903 793 2666

jerry@amreal.com

For Lease

Retail Property

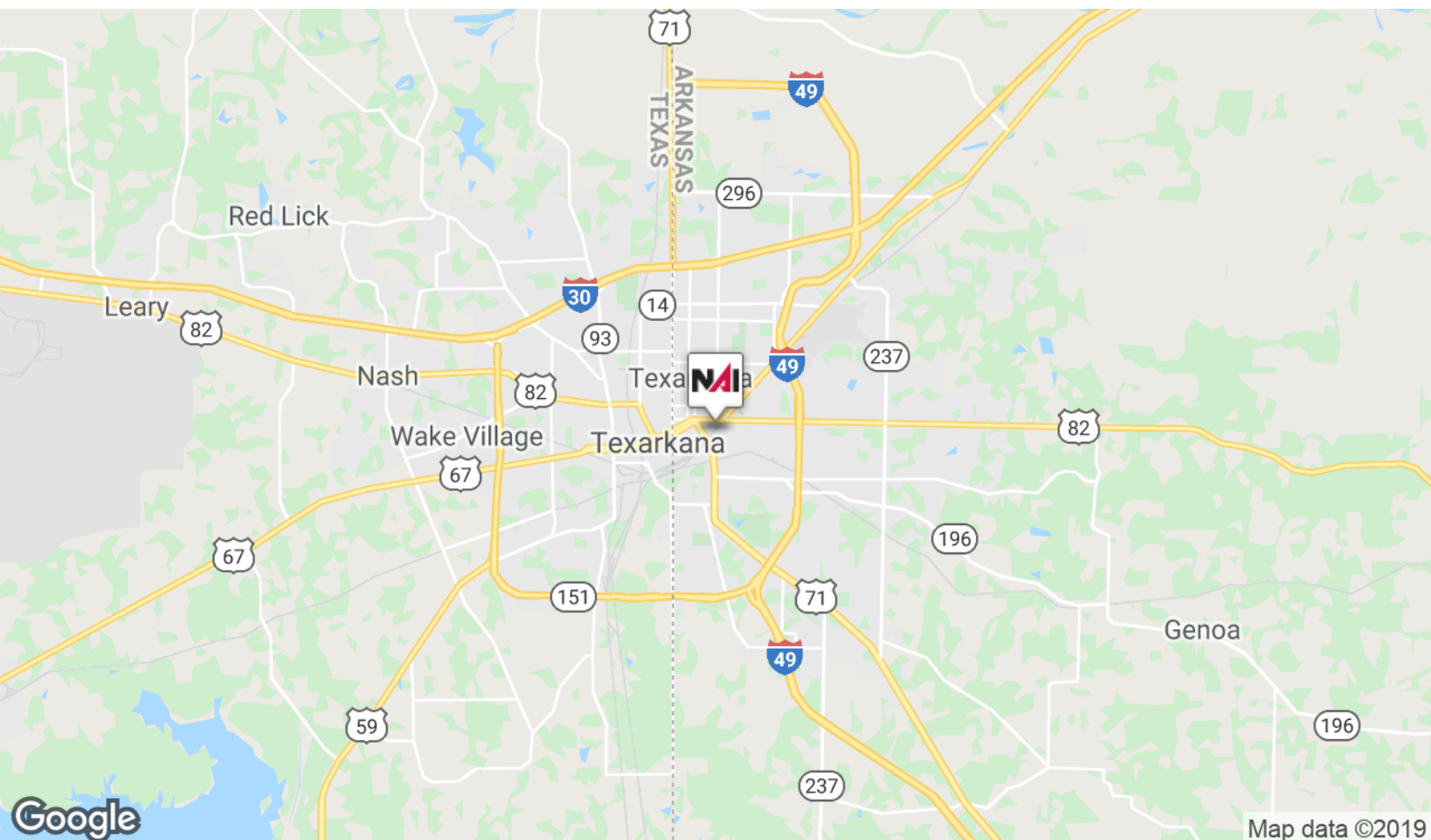
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Retail Property

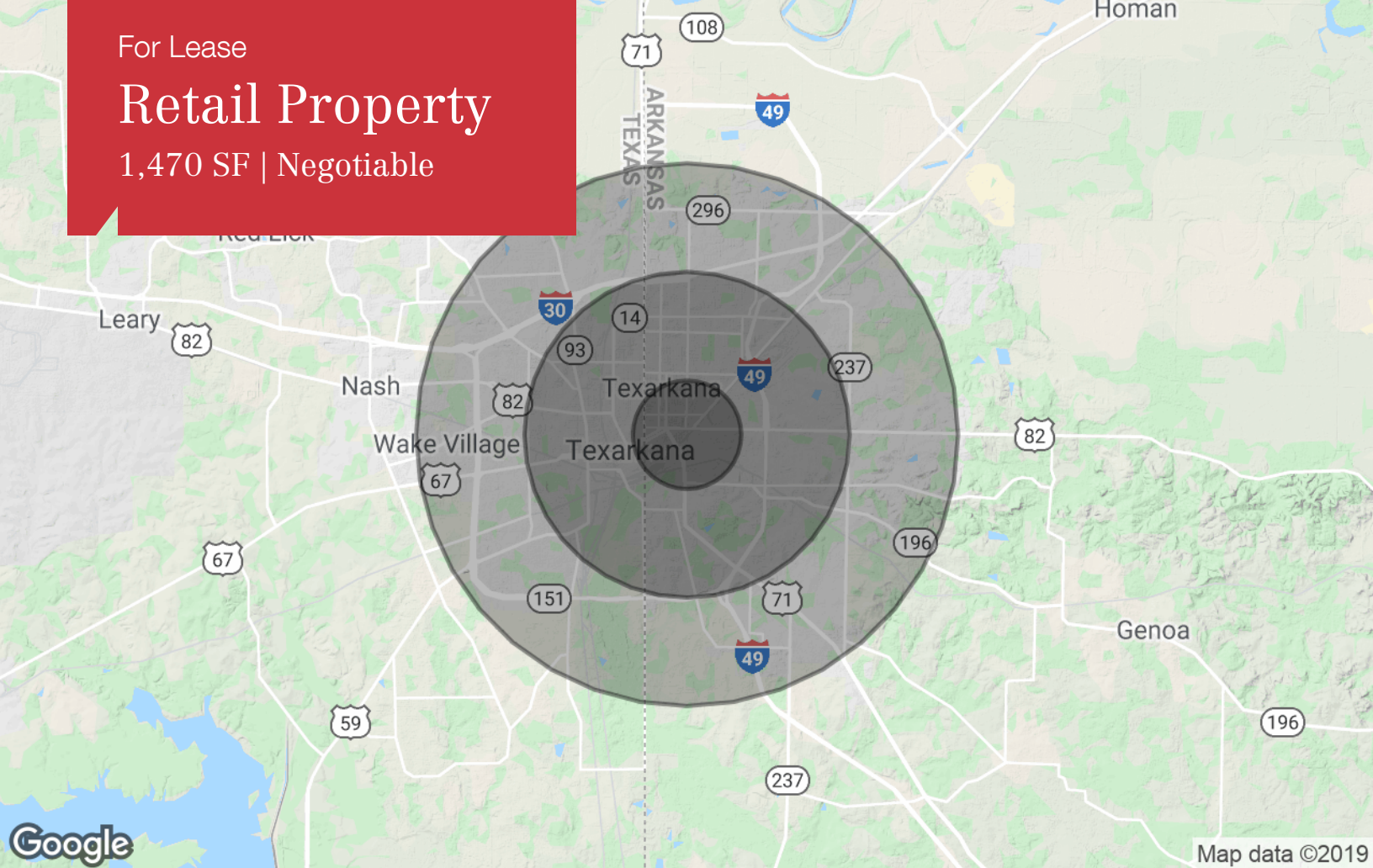
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Retail Property

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Population

	1 Mile	3 Miles	5 Miles
TOTAL POPULATION	6,239	42,225	69,129
MEDIAN AGE	32.0	34.8	35.5
MEDIAN AGE (MALE)	30.7	33.9	33.3
MEDIAN AGE (FEMALE)	34.1	36.2	38.1

Households & Income

	1 Mile	3 Miles	5 Miles
TOTAL HOUSEHOLDS	2,338	15,815	26,566
# OF PERSONS PER HH	2.7	2.7	2.6
AVERAGE HH INCOME	\$40,833	\$40,814	\$46,314
AVERAGE HOUSE VALUE	\$59,728	\$80,684	\$114,992

Race

	1 Mile	3 Miles	5 Miles
% WHITE	49.0%	52.5%	56.4%
% BLACK	48.9%	45.1%	40.2%
% ASIAN	1.6%	0.6%	0.6%
% HAWAIIAN	0.0%	0.0%	0.1%
% INDIAN	0.5%	0.5%	0.6%
% OTHER	0.1%	1.2%	2.2%

Ethnicity

	1 Mile	3 Miles	5 Miles
% HISPANIC	5.4%	3.9%	4.2%

* Demographic data derived from 2010 US Census