



N **NEWMARK GRUBB**
LEVY STRANGE BEFFORT

Restaurant Building | FOR SALE OR LEASE

209 E. Walnut, Tecumseh, OK 74873

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PROPERTY OVERVIEW

The restaurant is located in the heart of downtown Tecumseh off E. Walnut/ Highway 9. The surrounding area is supported by a grocery store, Loves, and numerous fast food chains and restaurants. All equipment included.

66,000 people with Avg HH incomes of \$101,979 are within a 3 mile radius of the center.



PROPERTY DETAILS

Building Size	5,380 SF
Sale Price	\$475,000.00
Lease Rate	\$12.50/SF
Lease Type	NNN
Lease Term	3-5 Years
All equipment included	
Year Built	2011

TRAFFIC COUNTS

Hwy 3 from Shawnee	10,900 vpd
Hwy 9 near site	5,800 vpd