

FIRE CHICKEN RESTAURANT FOR SALE



JACK JUNKER

Phone: 314.647.6611 ext. 132

JackJ@ManorRealEstate.com

**10200 PAGE AVENUE
ST. LOUIS, MO 63132
880 S.F. | \$250,000**

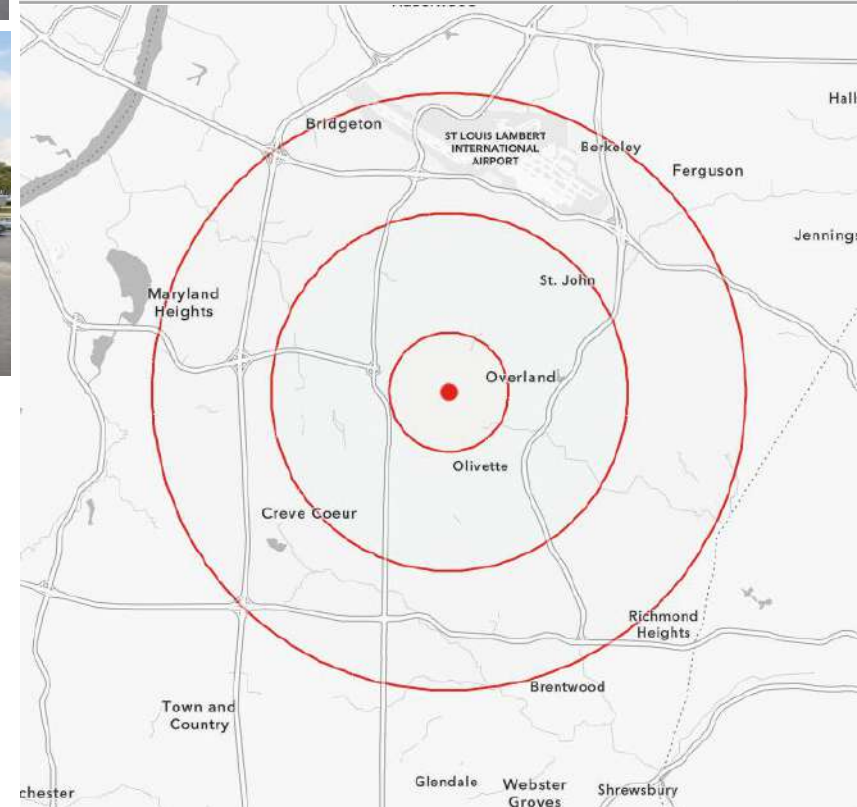
PROPERTY INFORMATION



- **ESTABLISHED FIRE CHICKEN BRAND ON PAGE AVE**
- **BUSINESS SOLD SEPARATELY FOR \$100,000: ALL FFE, FIRE CHICKEN BRAND, 1 MONTH OWNER TRAINING ON RECIPES**
- **12' HOOD; NEW ROOF INSTALLED 2024-2025**
- **REDEVELOPMENT OPPORTUNITY, OWNER USER OR INVESTOR WHO COULD PLACE A NEW OPERATOR UNDER A LEASE**
- **880 SF BUILDING ON 14,810 SF LOT WITH 14 PARKING SPACES**
- **NEW SCOOTER'S COFFEE NEXT DOOR; PAGE AVE TRAFFIC OF 18,685 VPD**

DEMOGRAPHICS

		1 MILE	3 MILES	5 MILES
POPULATION		9,806	91,471	214,337
HOUSEHOLDS		4,010	39,256	92,872
AVERAGE HH INCOME		\$77,695	\$112,575	\$136,149



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