

FOR SALE

Price Reduced!

Rare Clinton Restaurant

on Interstate Exit
102 Clinton Center Drive
Clinton, MS 39056



CBRE

RETAIL | FOR SALE



Turn-Key Restaurant

+ Total Size: 5,383 SF

+ Total Area: 0.72 AC

+ Parking: 53 Parking Spaces (1:102 SF)

+ For Sale: \$1,200,000

- 3-Mile Population: 26,510
- 3-Mile Average Household Income: \$78,347
- Springridge Road: 20,000 AADT
- Interstate-20: 41,000 AADT
- 0.6 mile south of MS College campus
- All FF&E is available for purchase



CBRE



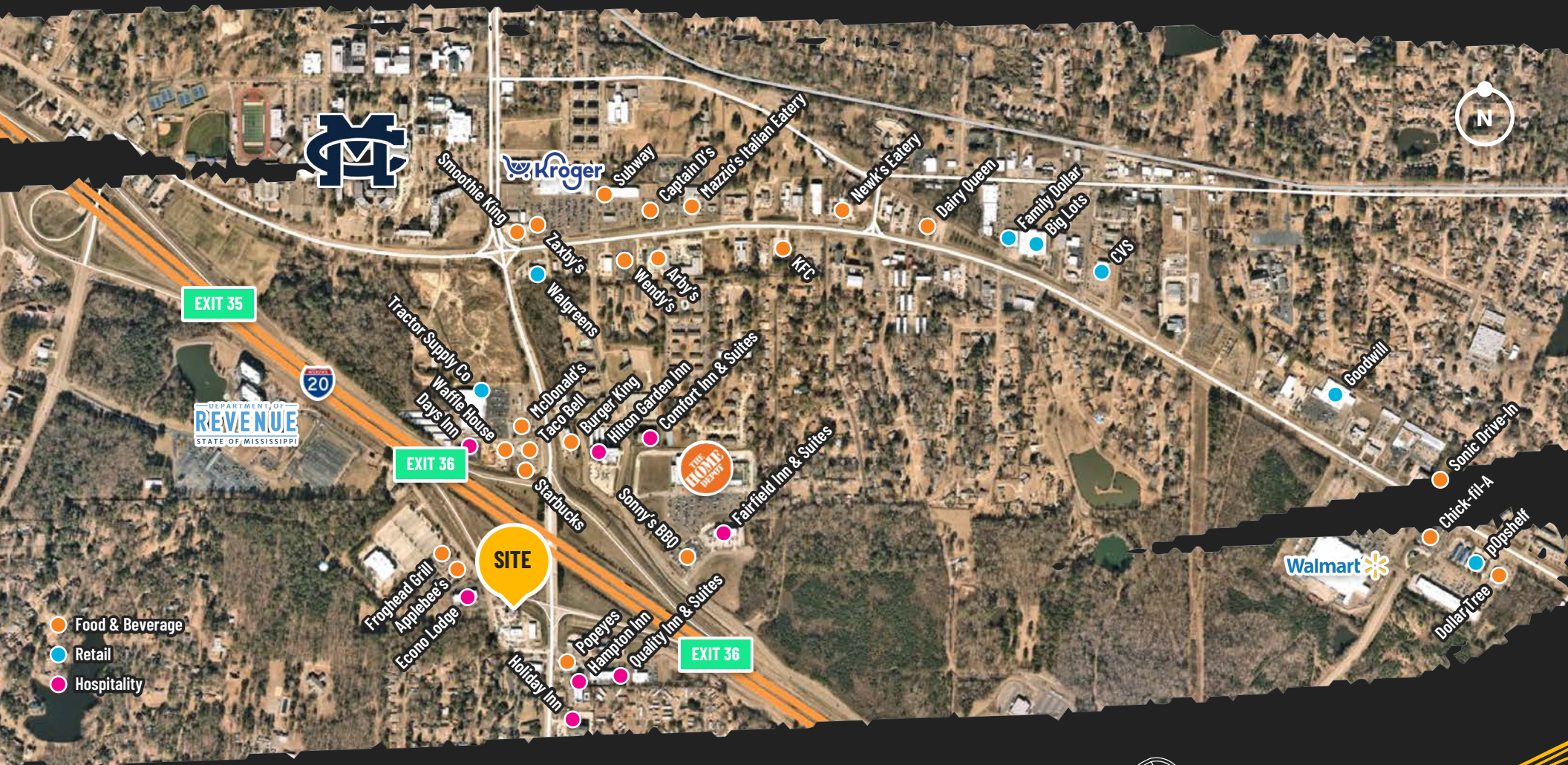
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Existing Conditions



Demographics

	1 Mile	3 Miles	5 Miles
Population	6,778	26,510	48,136
Businesses	368	844	1,510
Employees	4,833	9,100	18,545
Households	2,280	10,232	18,937
Avg. Household Income	\$71,823	\$78,347	\$69,156



EXIT 35

DEPARTMENT OF REVENUE
STATE OF MISSISSIPPI

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EXIT 36

SITE

EXIT 36

- Food & Beverage
- Retail
- Hospitality

For more information,
Please contact:

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