



FULL SERVICE RESTAURANT FOR SALE OR LEASE

836 E COUNTY LINE RD
JACKSON (RIDGELAND), MS 39157

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Property Summary



OFFERING SUMMARY

Lease Rate:	\$8500.00/mo + NNN
Available SF:	
For Sale:	\$1,200,000
For Sale:	\$247 per SF
Daily Traffic:	40,000 AADT
Renovated:	2018
Access:	Full Access
Market:	Jackson
Submarket:	Ridgeland
Virtual Tour:	View Here

PROPERTY OVERVIEW

Full Service Restaurant completely renovated in 2018 with New Roof, New HVAC, Complete Hood System, Walk-In Cooler, Walk-In Freezer, New Kitchen Floor, Ceiling and Lights. This restaurant is ready to go.

PROPERTY HIGHLIGHTS

- Complete Renovation 2018
- Built out as full-service restaurant.
- Hood System
- Walk In Cooler/Walk In Freezer
- Ice Machine
- Complete Bar with Custom Concrete Top
- New LED Light Package

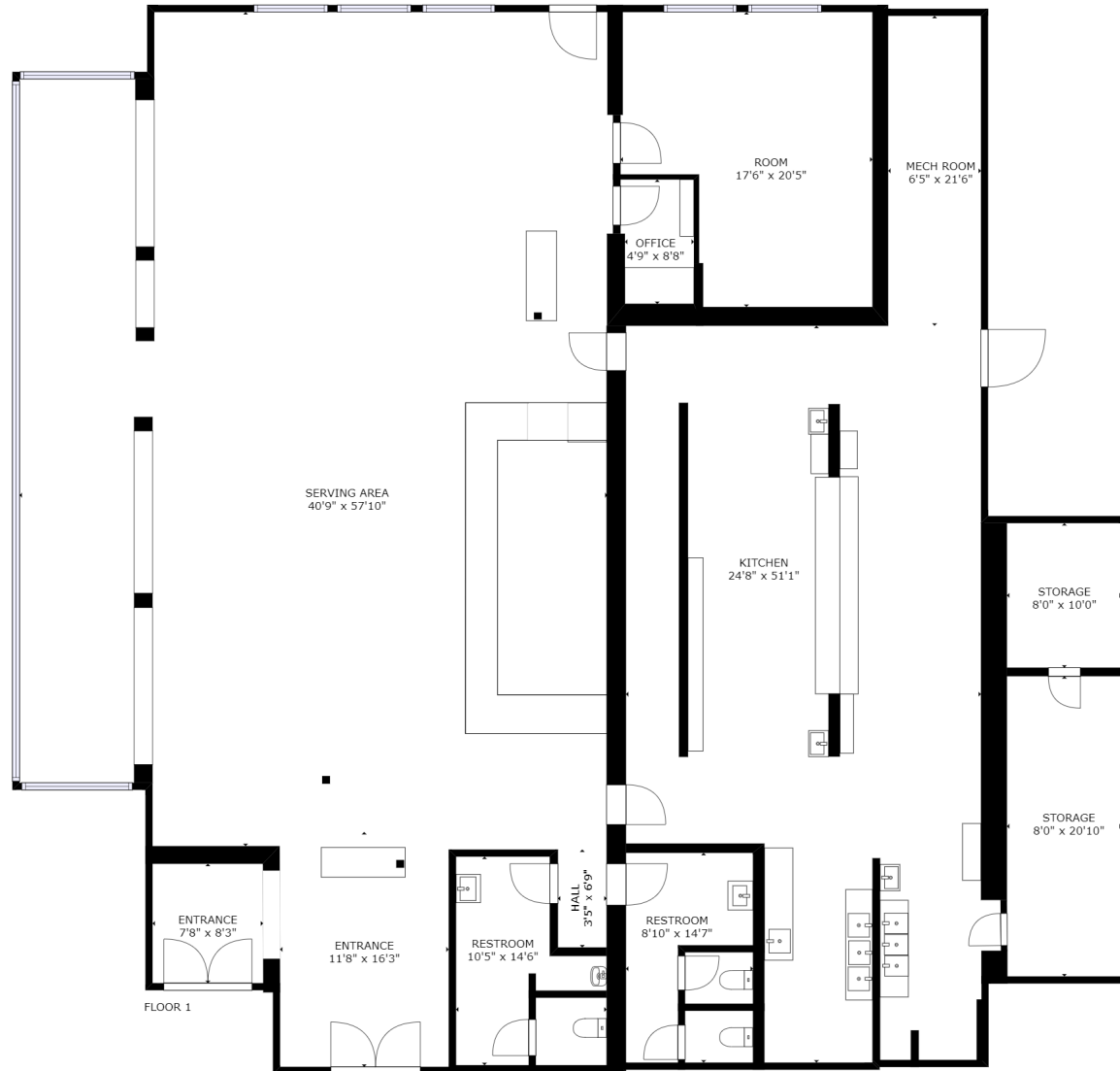
Trade Map



Trade Map



Floor Plan



Exterior



Dining Room



Bar Area



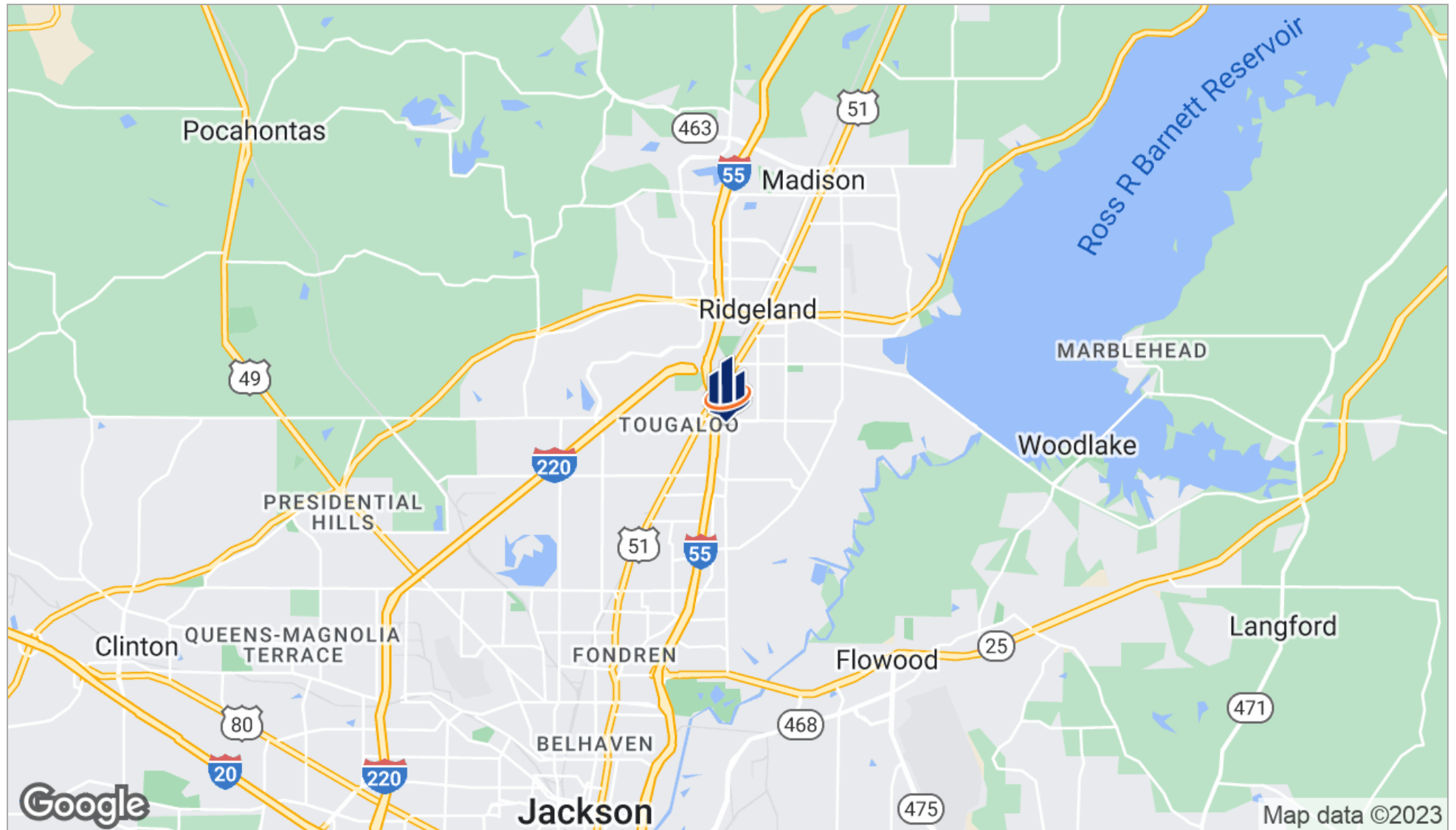
Kitchen Photos



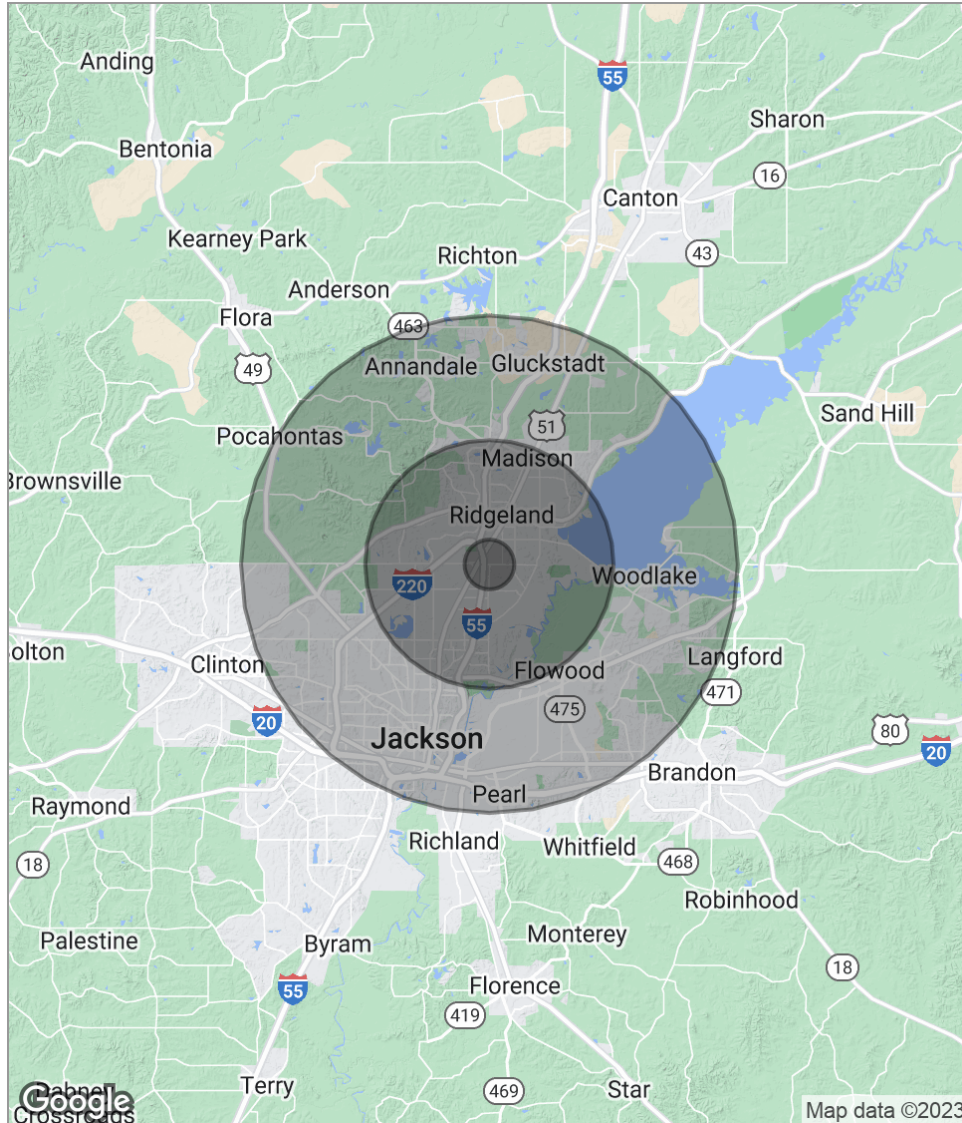
Cooler | Freezer | Ice



Location Maps



Demographics Map



POPULATION

	1 MILE	5 MILES	10 MILES
Total population	6,484	102,708	258,365
Median age	30.9	35.4	34.8
Median age [Male]	28.2	34.5	33.9
Median age [Female]	32.6	36.2	35.5

HOUSEHOLDS & INCOME

	1 MILE	5 MILES	10 MILES
Total households	2,517	41,835	99,256
# of persons per HH	2.6	2.5	2.6
Average HH income	\$58,967	\$75,333	\$67,900
Average house value	\$151,757	\$219,933	\$186,627

* Demographic data derived from 2020 ACS - US Census

Michael Carro, CCIM



MICHAEL CARRO, CCIM

Senior Advisor, Principal

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PROFESSIONAL BACKGROUND

Michael Carro is a CCIM and Commercial Broker Licensed in Florida, Alabama and Mississippi. He is a Principal at SVN | SouthLand Commercial Real Estate with offices in Pensacola, Panama City and Tallahassee. He received the NAIOP 2010 "Broker Deal of the Year" Award, "New Development of the Year" Award in 2014 and Broker Deal of the Year in 2016. In 2016, he was the #1 Top Producer in the State of Florida, and the #3 Top Producer in the USA for SVN out of 3500 Advisors.

2014-2019 Top Producer at SVN Southland Commercial
2009-2013 Top Producer at NAI Halford (now NAI Pensacola)
2016 #1 Top Producer in the State of Florida for SVN
2016 #3 Top Producer in the USA for SVN
2016 NAIOP Broker Deal of the Year Award Winner

Restaurant Background

- Founded The Restaurant Realty Network and TheRestaurantRealty.com
- Hosts "The Restaurant Realty Show" weekly on News Radio 1620.
- In 1999 and 2000 oversaw the acquisition of 120 Hardee's Restaurant locations in Springfield, IL; Biloxi, MS; Pensacola, FL; Huntsville, Montgomery and Mobile, AL
- Was a member of the International Hardee's Franchise Association (IHFA) and on the purchasing committee 2002-2006

EDUCATION

- Graduated from the University of Arizona with a BS in Business Administration
- Member of the Alpha Tau Omega fraternity; Cheerleader for the University of Arizona from 1987 to 1990.

MEMBERSHIPS

- Former President of Gallery Night Pensacola
- Board Member for the Downtown Improvement Board
- Former President of Pathways For Change, a faith-based sentencing option for non-violent criminal offenders.
- Former President of the Northeast Pensacola Sertoma and "Sertoman of the Year" in 2012 and 2013.
- 2008 Received the National "President's Volunteer Service Award"