



FORMER GAS STATION AND C-STORE - AVAILABLE
500 E WALNUT ST, PARIS, AR 72855

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IN ASSOCIATION WITH
BANG REALTY
Arkansas, Inc.



AVAILABLE FOR LEASE

PRICE Contact Broker for More Information

ADDRESS 500 E Walnut Street, Paris, AR

COUNTY Logan

BUILDING AREA 3,073 SF

LAND AREA 0.62 AC





HIGHLIGHTS

- Former MEX Shell Gas Service Station situated along a strong retail corridor at the signalized intersection of E Walnut Street and S 5th Street
- Includes three gas canopies with six gas pumps and a self-service car wash station
- Large 0.65 AC Lot With Approximately 11 Parking Spaces
- More Than 5,422 Residents Located Within a 5-Mile Radius and an Average Household Income of \$54,066
- Neighboring Tenants Include: Harps Food Stores, Hardwicke Furniture & Appliance, Walmart, Express Rx of Paris, O'Reilly Auto Parts, NAPA Auto Parts, Dollar Tree, Dollar General, Davis Tire & Auto, Subiaco Federal Credit Union, Bank of OZK, Farmers Bank & Trust, H&R Block, Casey's, McDonald's, Subway, Sonic Drive-In, La Mesa, Taco Bell, Circle S Food Store & Speed, Crown Donuts, Tiger of Thailand, and Many More!
- The Big Red Corner Store continues to retain brand recognition and nostalgia in Paris. Locals express loyalty to the store they grew up with, and a desire to see its return
- A huge value-add opportunity exists to renovate/restore the carwash would offer a service in the heart of Paris not available by the closest competitor (Casey's). The next closest C-store with carwash is approx 1 mile East of BRCS



AMENITIES AERIAL



--- Approx. Site Boundary