

# FOR LEASE — 2<sup>nd</sup> Gen Restaurant



## SUBJECT PROPERTY

- 4,600 sq ft Available
- Highway Signage

1485 NE 3rd St, Prineville, OR 97754

## MARKET FEATURES:

- **County Seat** of Crook County with captive population of +25,500
- **Major retailers:** Ray's Food Place, Rite-Aid, Ace, Dollar Tree, BiMart, Grocery Outlet, Wilco, True Value
- **National restaurants and QSR synergy:** Starbucks, Papa Murphy's, Taco Time, Taco Bell, Arby's, Pizza Hut, Domino's
- **Prineville's top ten employers provide +3,000 jobs**, nearby schools enroll 2,350 students with 140 teachers
- **Hwy 26 is the main Portland-Boise throughfare** bringing 13,000 VPD through Prineville

## BUILDING DETAILS:

- 4,600 sq ft
- Fully fixtured second generation restaurant
- 140 seats and 45 parking stalls
- Prominent Highway monument signage
- Hard corner positioning



Owned and managed by  
the CARRINGTON company  
1.800.291.1454

For more information, contact  
**GARRET JACOBS**

707.444.7716, office  
209.401.9450, mobile  
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# — SITE PLAN —



*For demonstration purposes only; Drawing not to scale*

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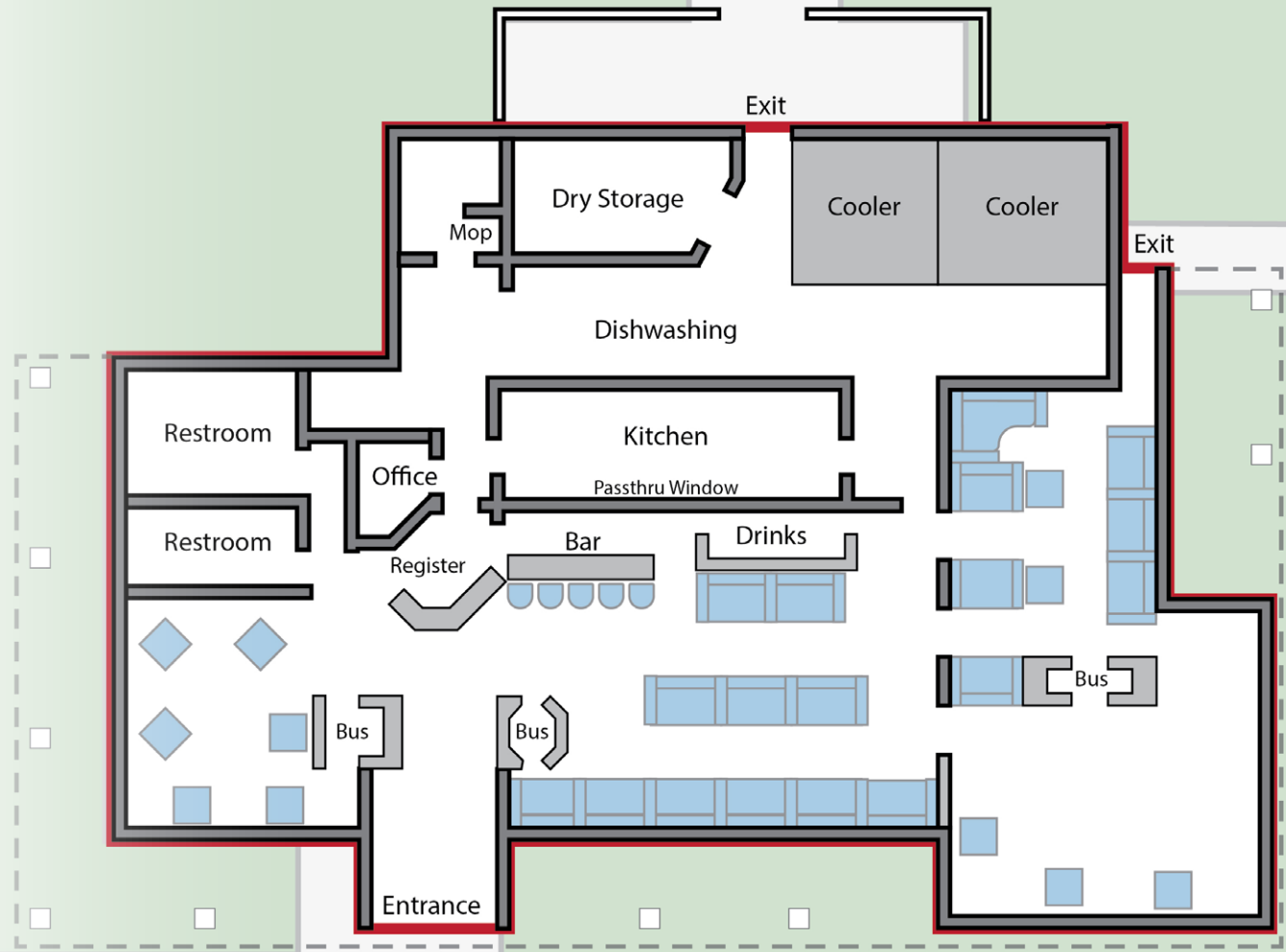
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## — FLOOR PLAN —

### **BUILDING DETAILS:**

- 4,600 sq ft available
- Turn key second gen restaurant with fully equipped kitchen and fully furnished dining rooms
- 140 seats
- 45 parking stalls including 33 in front lot and 12 staff parking in rear
- Prominent highway visibility



*Drawing not to scale; Layout is approximate. For illustration purposes only.*

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## — INTERIOR PHOTOS —



◀ Fully equipped kitchen including hood and walk-in cooler and freezer

Fully furnished dining areas including booths, tables, chairs, and more ▼



▲ Kitchen includes small wares, wire rack storage, appliances and more



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# — PRINEVILLE RETAIL MAP —



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## — LOCAL ECONOMY —



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