

# 201 WEST WALNUT ST.

FRANKFORT, IN 46041

## EXECUTIVE SUMMARY



## OFFERING SUMMARY

Available SF:

Lease Rate:

Currently Occupied |  
Inquire if Interested

Building Size:

7,047 SF

## PROPERTY OVERVIEW

Check out this exciting leasing opportunity at 201 WEST WALNUT ST, located in the heart of Frankfort, IN. With its strategic location, this property is the perfect choice for businesses looking to establish and expand their presence within Frankfort. Reach out to our team for further information and arrange a showing.

## PROPERTY HIGHLIGHTS

Presented By:

Legacy Commercial Property

847.904.9200

info@legacypro.com



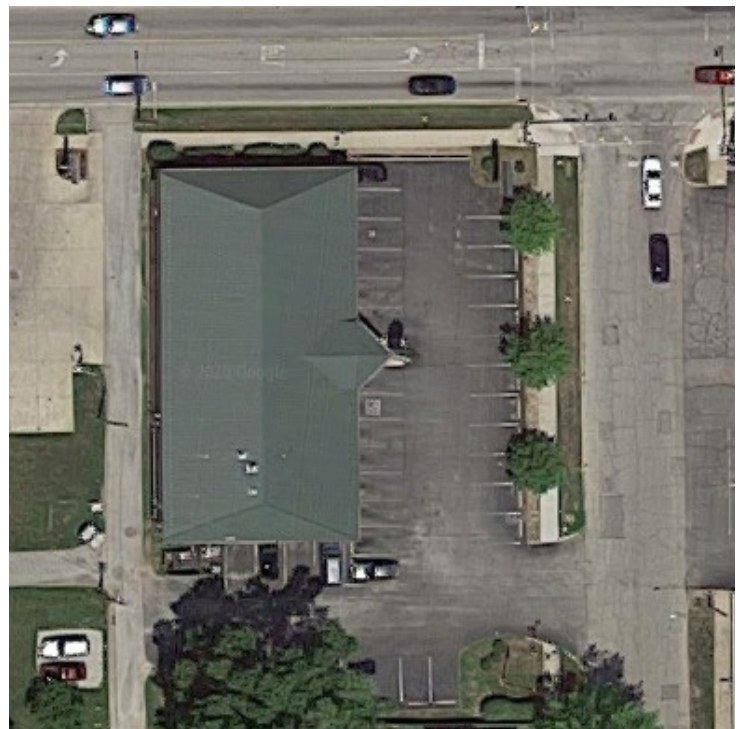
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ADDITIONAL PHOTOS



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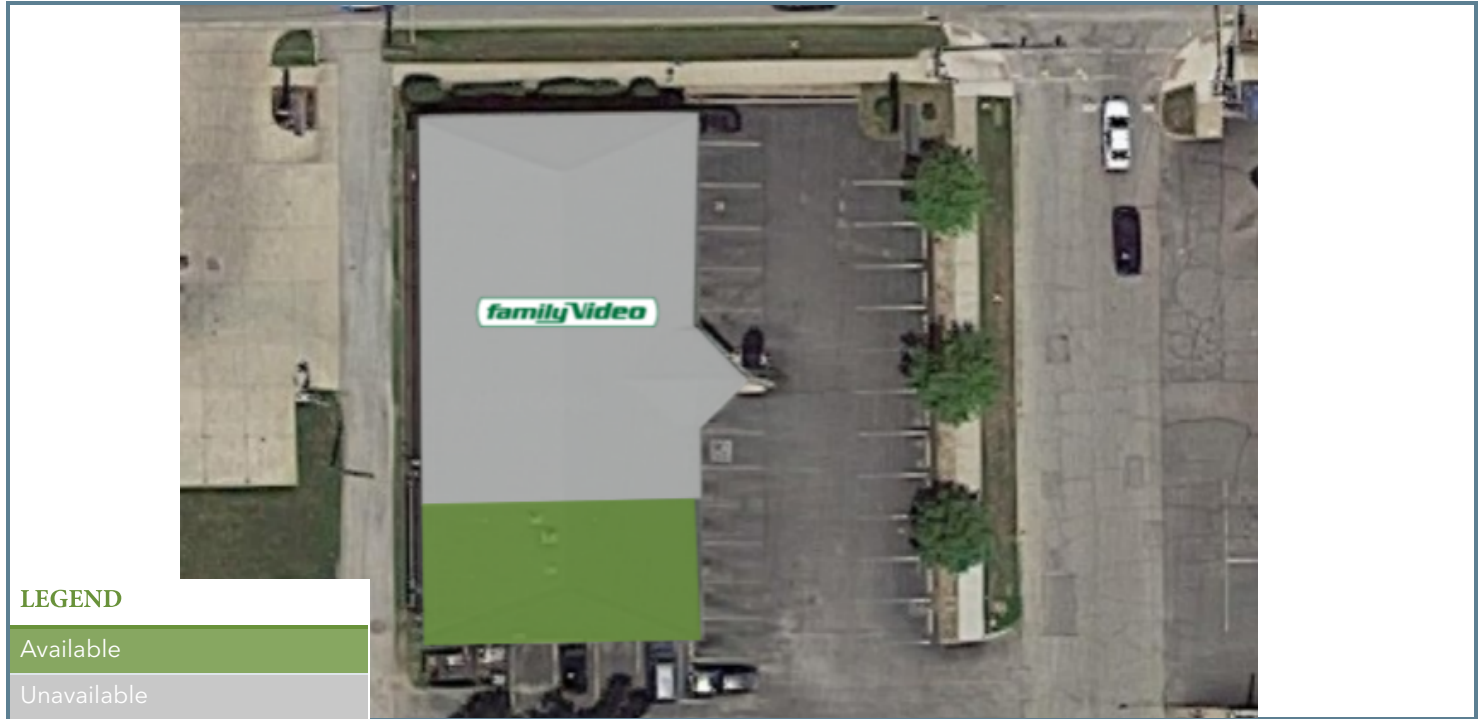
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PLANS



## LEASE INFORMATION

Lease Type:	-	Lease Term:	Negotiable
Total Space:	-	Lease Rate:	Currently Occupied   Inquire if Interested

## AVAILABLE SPACES

SUITE	TENANT	SIZE	TYPE	RATE	DESCRIPTION
201 W Walnut St	Dollar General	7,047 SF	NNN	-	-

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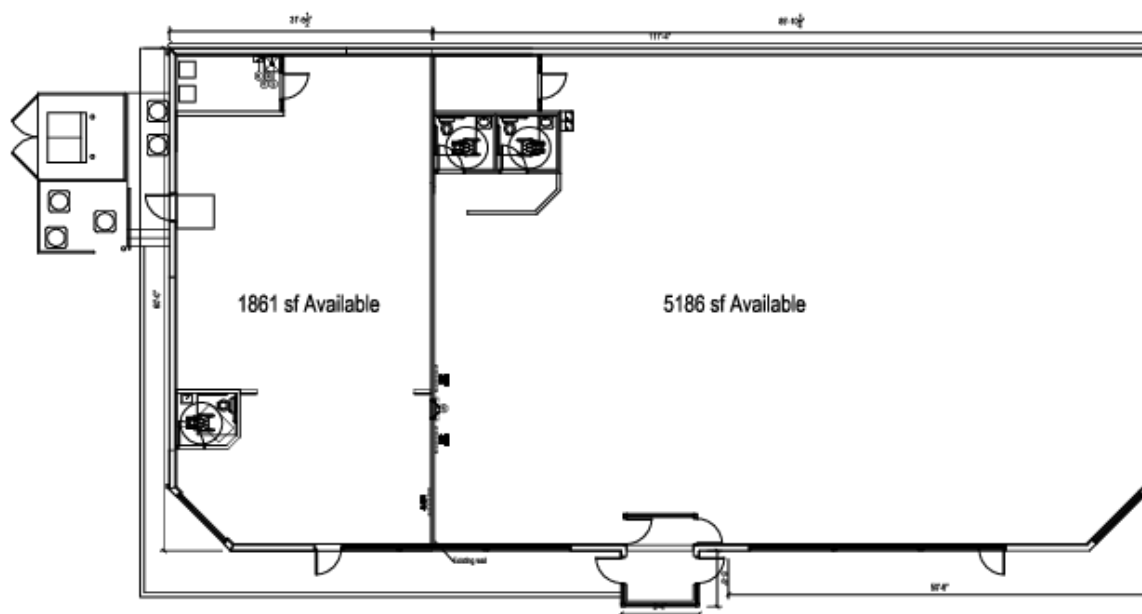
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## FLOOR PLANS



**#349 Frankfort, IL**  
201 W Walnut St. Frankfort, IN 46041  
Floor Plan

**\*EXISTING CONDITIONS: V.L.F.**  
Verify all dimensions and conditions in the field. Any discrepancies in these drawings shall be brought to the attention of the owner's representative prior to the submittal of plan sets for owner and city review. Failure to do so will not be an acceptable reason for change orders.

Date: 10/13/2020

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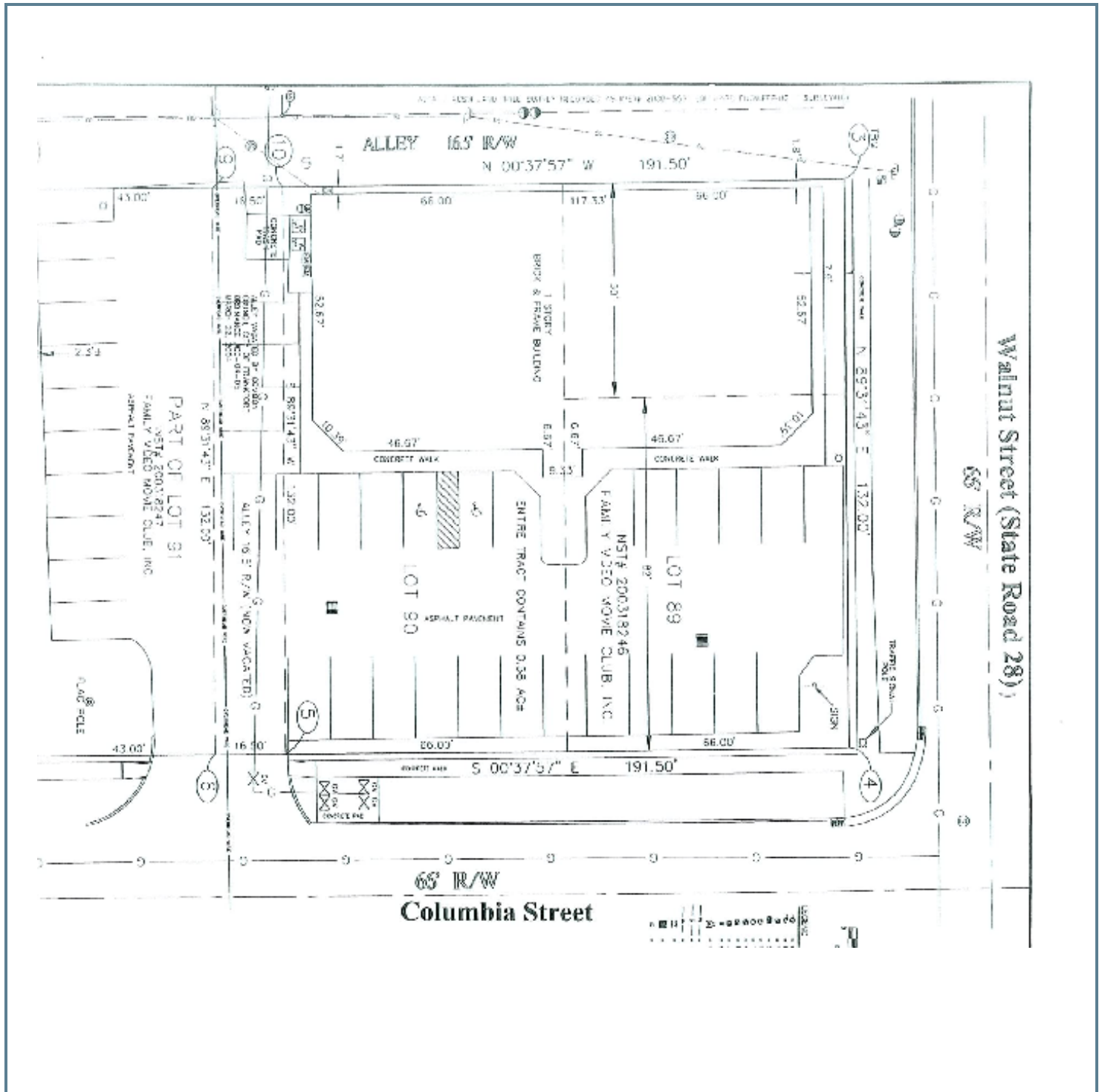
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SITE PLAN



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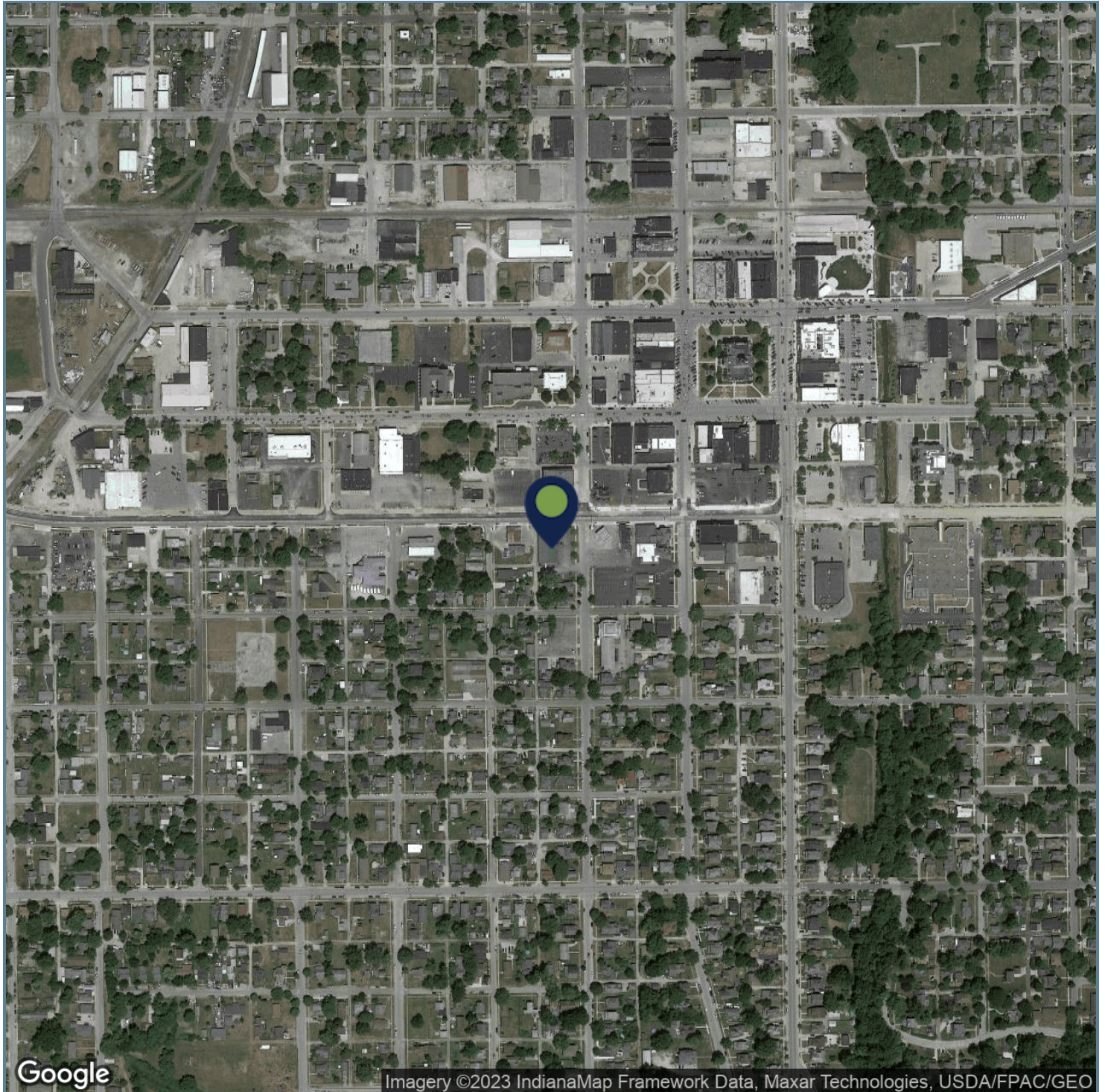
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LOCATION MAPS



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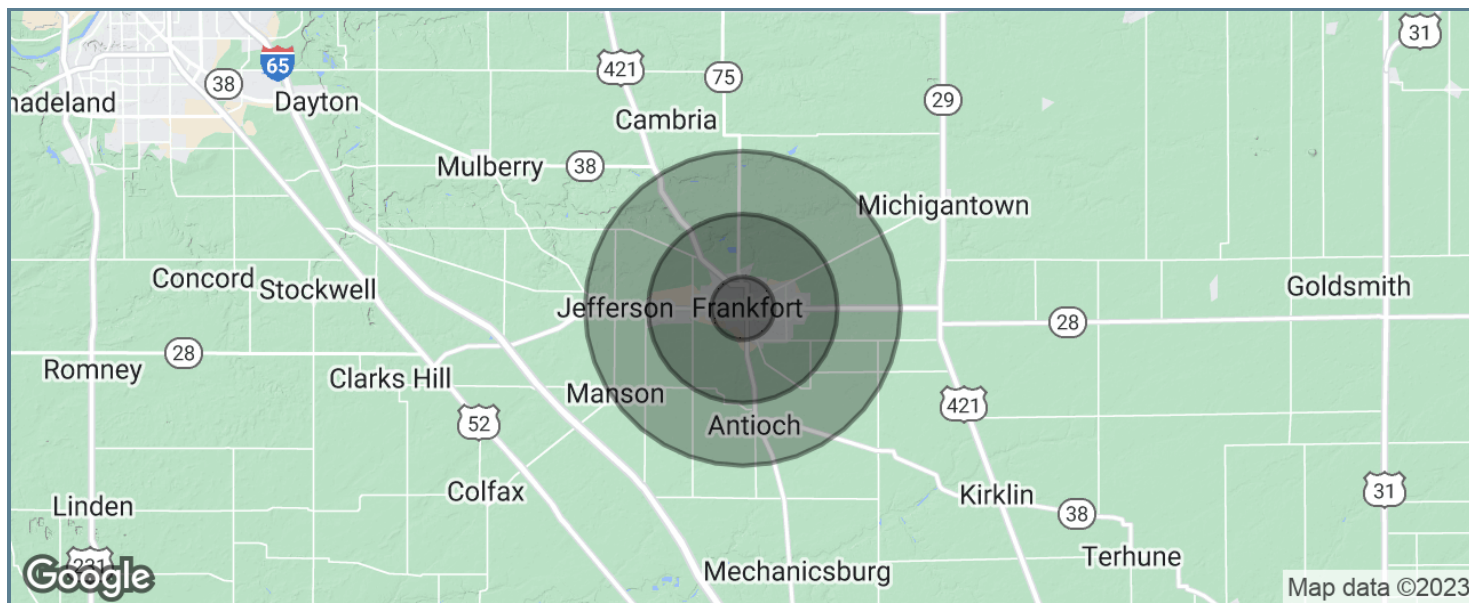
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## DEMOGRAPHICS MAP & REPORT



POPULATION	1 MILE	3 MILES	5 MILES
Total population	8,611	21,212	23,116
Median age	33.3	34.5	35.1
Median age (Male)	32.1	32.9	33.6
Median age (Female)	34.2	36.1	36.5
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	2,867	7,477	8,166
# of persons per HH	3.0	2.8	2.8
Average HH income	\$45,714	\$47,239	\$49,195
Average house value	\$101,371	\$101,391	\$101,948

\* Demographic data derived from 2020 ACS - US Census

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