



## SECOND GENERATION RESTAURANT SPACE AVAILABLE

### 4511 COLLEGE AVENUE – SNYDER TX 79549

Located along College Ave, Snyder's major thoroughfare, this property offers 1,400 square feet of ready to go restaurant space. Space includes 3 compartment sink, drive thru and grease trap. This building is located near Walmart, Cogdell Memorial Hospital and Western Texas College, offering easy accessibility and super visibility. Excellent co-tenancy with Anytime Fitness, Dollar Tree and West Texas Home and Garden.

#### AVAILABLE SUITES

Suite 150

#### SUITE SIZE

1,400 Sq Ft

#### DESCRIPTION

Formerly Little Ceasar's

# HIGHLIGHTS

- High Traffic Counts
- Endcap space available
- Excellent ingress and egress
- Located near Walmart

# RETAILER MAP



All pricing and square footage subject to change