



Contact:
Steve Vogel • 417.434.1900

COMMERCIAL PROPERTY RESTAURANT LOCATION FOR SALE

RESTAURANT LOCATION OPPORTUNITY

JOPLIN, MISSOURI



- PROPERTY LOCATION** 3129 East Hammons Boulevard • Joplin, Missouri
 The subject property is a free-standing building conveniently located on a pad lot near the SW corner of Interstate 44 & Business Highway 71.
 Surrounding retail establishments include: John Q. Hammons Convention Center, Holiday Inn, Hampton Inn, Sam’s Club, Olive Garden, & Outback Steakhouse.
- BUILDING** Building: 8,490 Sq. Ft. (Kitchen: 2,225 Sq. Ft.)
 Sprinkler System
 Seating 250
- ZONING** Retail with the City of Joplin. This zoning accomodates: drive-thru windows, restaurants, banks, general retail, gasoline convenience stores, etcetera.
- TRAFFIC COUNTS**

<u>Interstate 44 / East -West</u>	<u>Business 71 @ Interstate 44</u>
30,284	25,280
- TRADE AREA** The City of Joplin has a trade area of some 450,000 people within a 50-mile radius (see demographics).
- PARKING SPACES** 106
- CONTACT INFORMATION** Steve Vogel 417.434.1900



◆ VOGEL PROPERTY

⬡ HOTELS

1 MOTEL 6

2 FAIRFIELD INN

3 RAMADA INN

4 COMFORT INN & SUITES

5 DAYS INN

6 BEST WESTERN

7 SELECT HALLMARK

8 BAYMONT HOTEL

9 SUPER 8

10 BEST VALUE

11 HAMPTON INN

12 DRURY INN

13 RESIDENCE INN

14 HOLIDAY INN

● RESTAURANTS

1 APPLEBEE'S

2 RED LOBSTER

3 RUBY TUESDAY'S

4 DENNY'S

5 OLIVE GARDEN

6 OUTBACK STEAKHOUSE

7 STEAK-N-SHAKE

8 CHEDDAR'S

9 CRACKER BARREL

● OTHER BUSINESSES

1 OFFICE DEPOT

2 CONTINENTAL AUTO MALL

3 CFI HEADQUARTERS

4 FOOD-4-LESS

5 SOUTHSIDE SHOPPING CTR

6 BKD ACCOUNTING FIRM

7 SAM'S CLUB

8 JOH CONVENTION CENTER

9 GALLERIA SHOPPING CTR

10 FAG BEARINGS HDOTRS



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CONCEPT IMAGES: MODIFICATIONS OF CURRENT DESIGN

This building can easily be converted to suit a restaurant of any cuisine.





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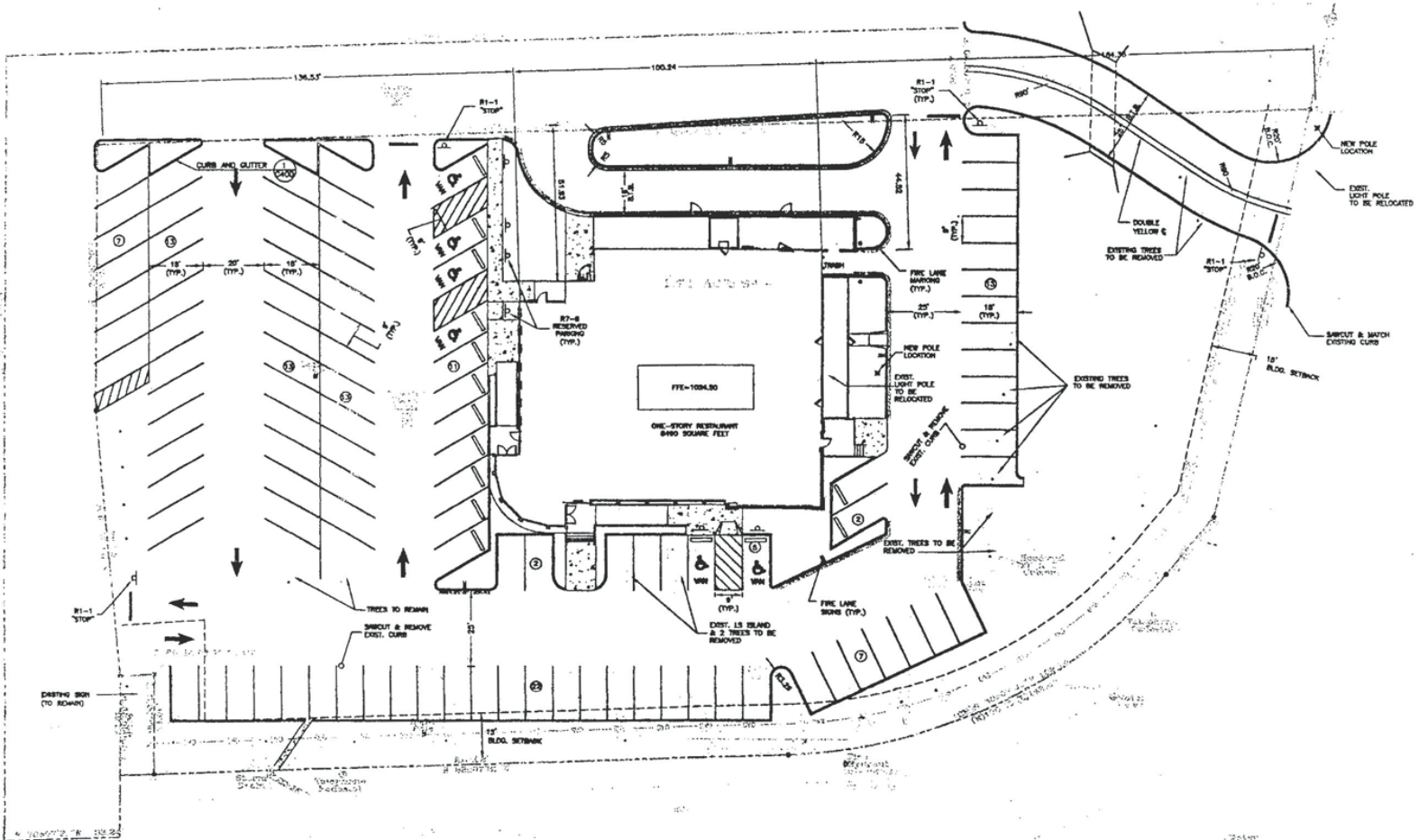




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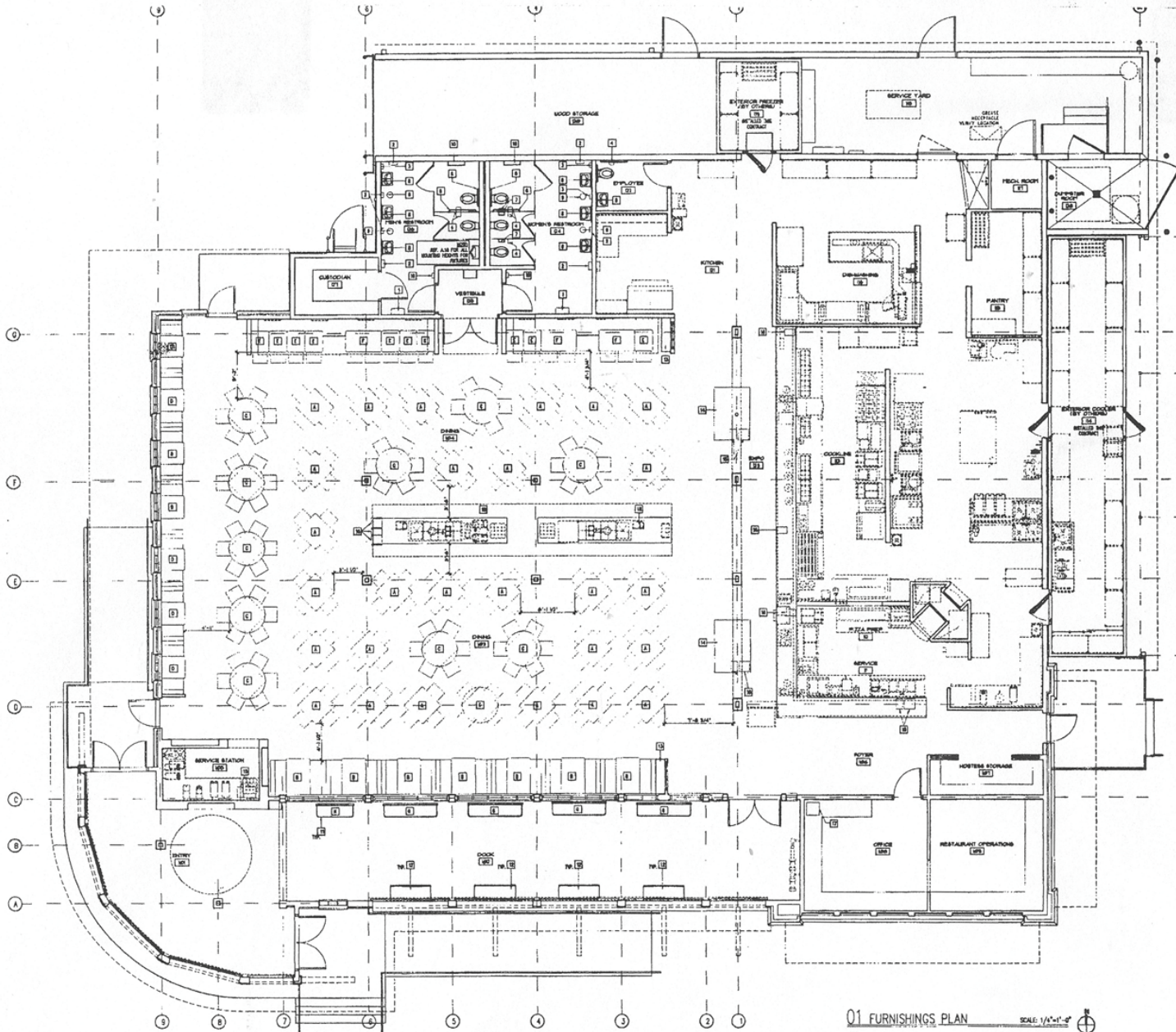


Atkins Benham
 501-770-3600
 www.atkinsbenham.com
 a member of the W. Attkin group of companies



Marketplace Grill
John Q. Hammons Blvd.
Joplin, Missouri
Site Plan

DESIGNED BY	DAG
DRAWN BY	TDD
APPROVED BY	GLC
DATE	10/31/01
SCALE	1"=20'
PROJECT NUMBER	



KEYNOTES

- 1 SURFACE-MOUNTED WHITE REFRIGERATOR, 60" WIDE
- 2 TUBULAR SEWER, 8" DIA.
- 3 SURFACE-MOUNTED WHITE REFRIGERATOR, 60" WIDE
- 4 TUBULAR SEWER, 8" DIA.
- 5 SURFACE-MOUNTED WHITE REFRIGERATOR, 60" WIDE
- 6 TUBULAR SEWER, 8" DIA.
- 7 12" DIA. GAS, BRASS, 6" HEIGHT
- 8 12" DIA. GAS, BRASS, 6" HEIGHT
- 9 SURFACE-MOUNTED TUBULAR SEWER, 8" DIA.
- 10 TUBULAR SEWER, 8" DIA.
- 11 METAL PANEL, BRASS, 6" DIA.
- 12 METAL PANEL, BRASS, 6" DIA.
- 13 CLASSICAL BRASSING ALUMINUM TRIM, RESPONSIVE TO
- 14 METAL, BRASS, CLASSICAL BRASSING ALUMINUM TRIM, RESPONSIVE TO
- 15 METAL, BRASS, CLASSICAL BRASSING ALUMINUM TRIM, RESPONSIVE TO
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SEATING LEGEND

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SCALE: 1/4" = 1'-0"

01 FURNISHINGS PLAN

CamargoCopeland
 14756 Paces Dr
 Suite 845
 Omaha, NE 68140
 972.834.7600 Tx
 972.834.7001 fax



MARKETPLACE GRILL
PERMIT REVIEW

JOPLIN, MISSOURI

PROJECT NUMBER: 01074-0008
 DATE: 11.21.10
 DRAWN BY: MJC
 CHECKED BY: MJC
 SCALE: AS SHOWN
 SHEET NUMBER: A3.0
 PLAN NUMBER: 01 FURNISHINGS PLAN

