



2ND GEN RESTAURANT

For Lease
725 N Pierce Street
Amarillo, Texas
79107

VENTURE

JOHN CHRISTON
JCHRISTON@VENTUREDFW.COM

IAN PETERMAN
IPETERMAN@VENTUREDFW.COM

JARED JOWDY
JJOWDY@VENTUREDFW.COM

Metrics

725 N Pierce Street
Amarillo, Texas 79107

Location

725 N Pierce Street

Size

2,650 SF

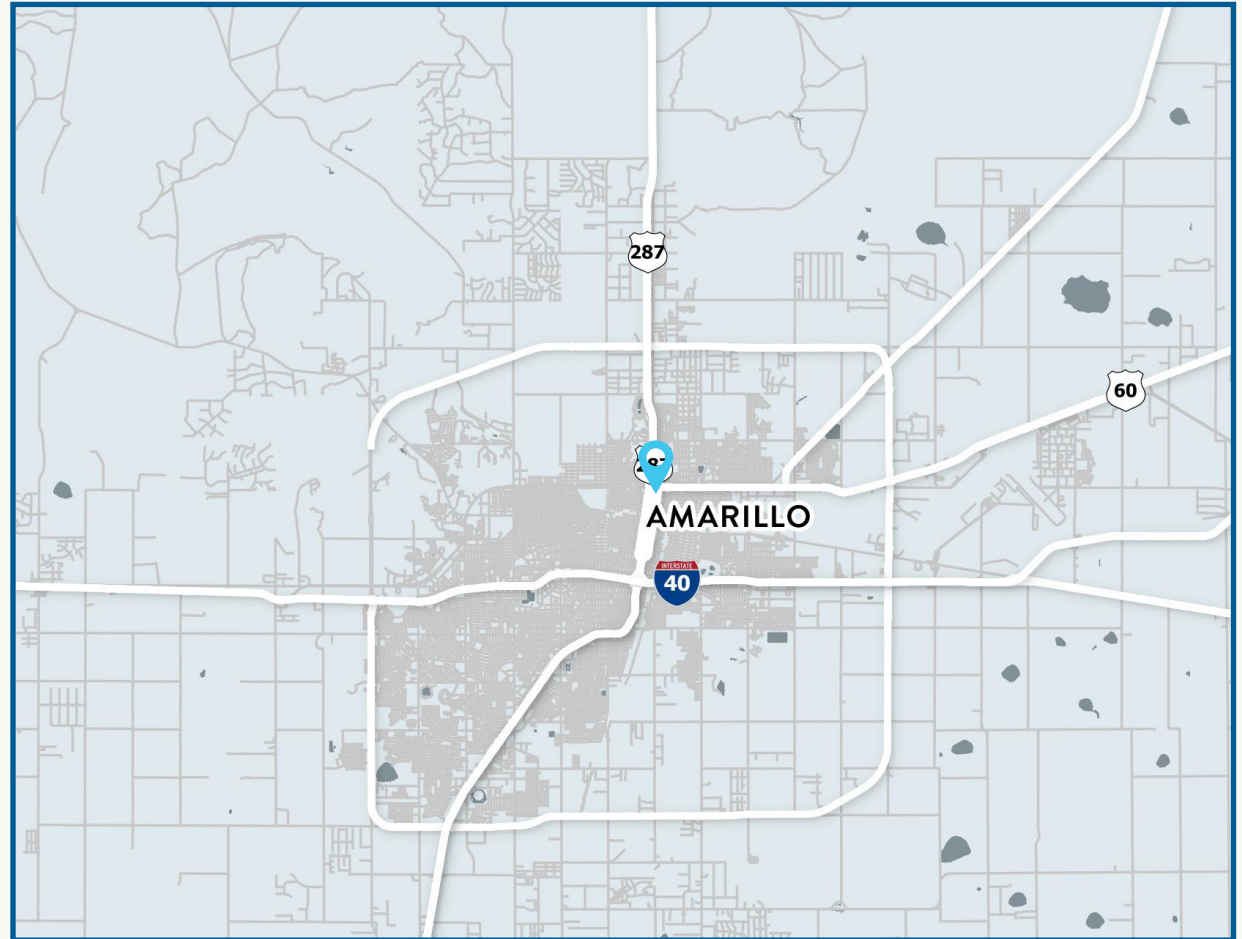
Lot Size

1.16 AC

Traffic Counts

I-40 (Hwy 66)	N Pierce Street
21,688 VPD	8,169 VPD

Fillmore Street
6,071 VPD



Area Attractions



VENTURE

JOHN CHRISTON
JCHRISTON@VENTUREDFW.COM

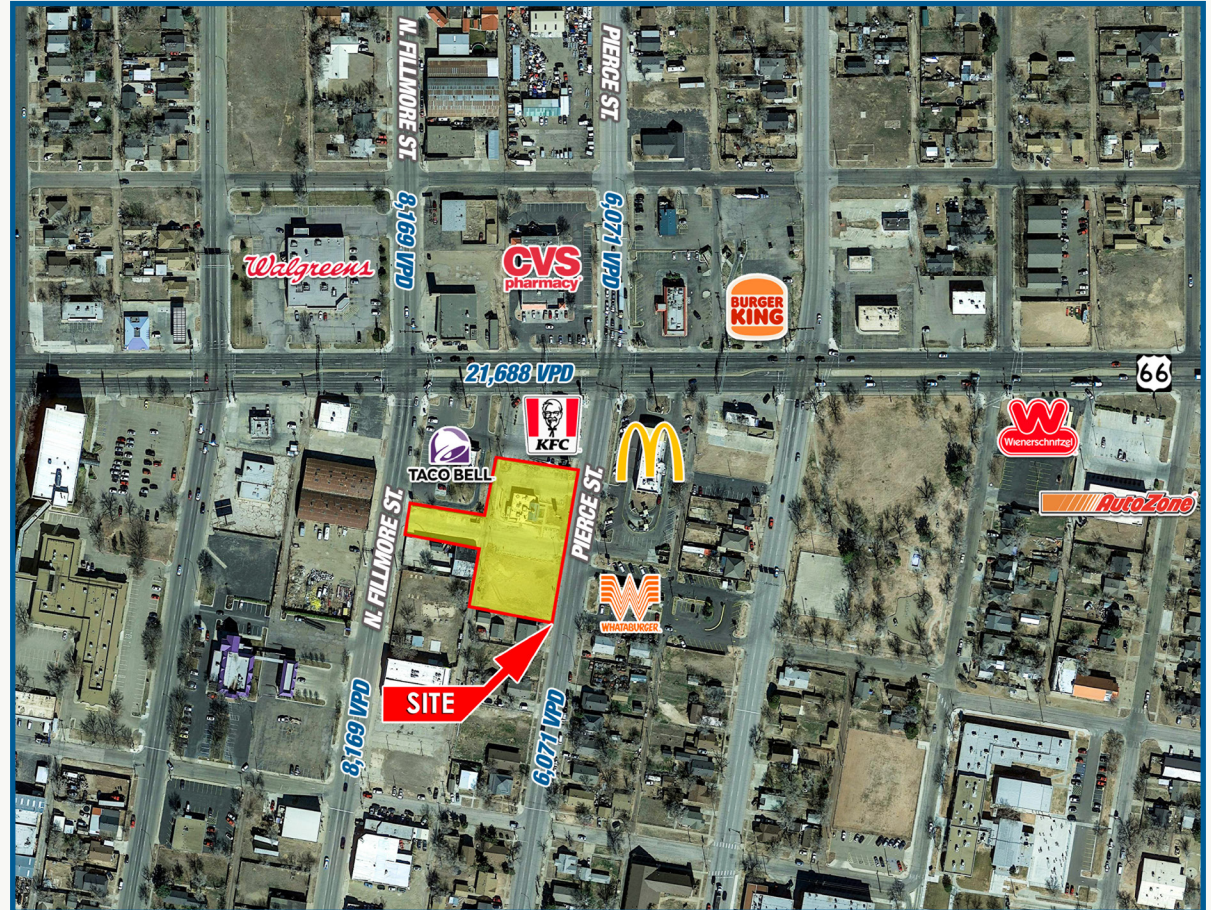
IAN PETERMAN
IPETERMAN@VENTUREDFW.COM

JARED JOWDY
JJOWDY@VENTUREDFW.COM

Property Highlights

725 N Pierce Street
Amarillo, Texas 79107

1. 2,650 SF freestanding 2nd gen restaurant with drive thru on 1.16 AC pad
2. Located just off historic Hwy 66, which carries over 15,000 VPD retail space and pad site available
3. Surrounded by other national QSR users such as McDonald's, Whataburger, KFC, Taco Bell, Burger King and more

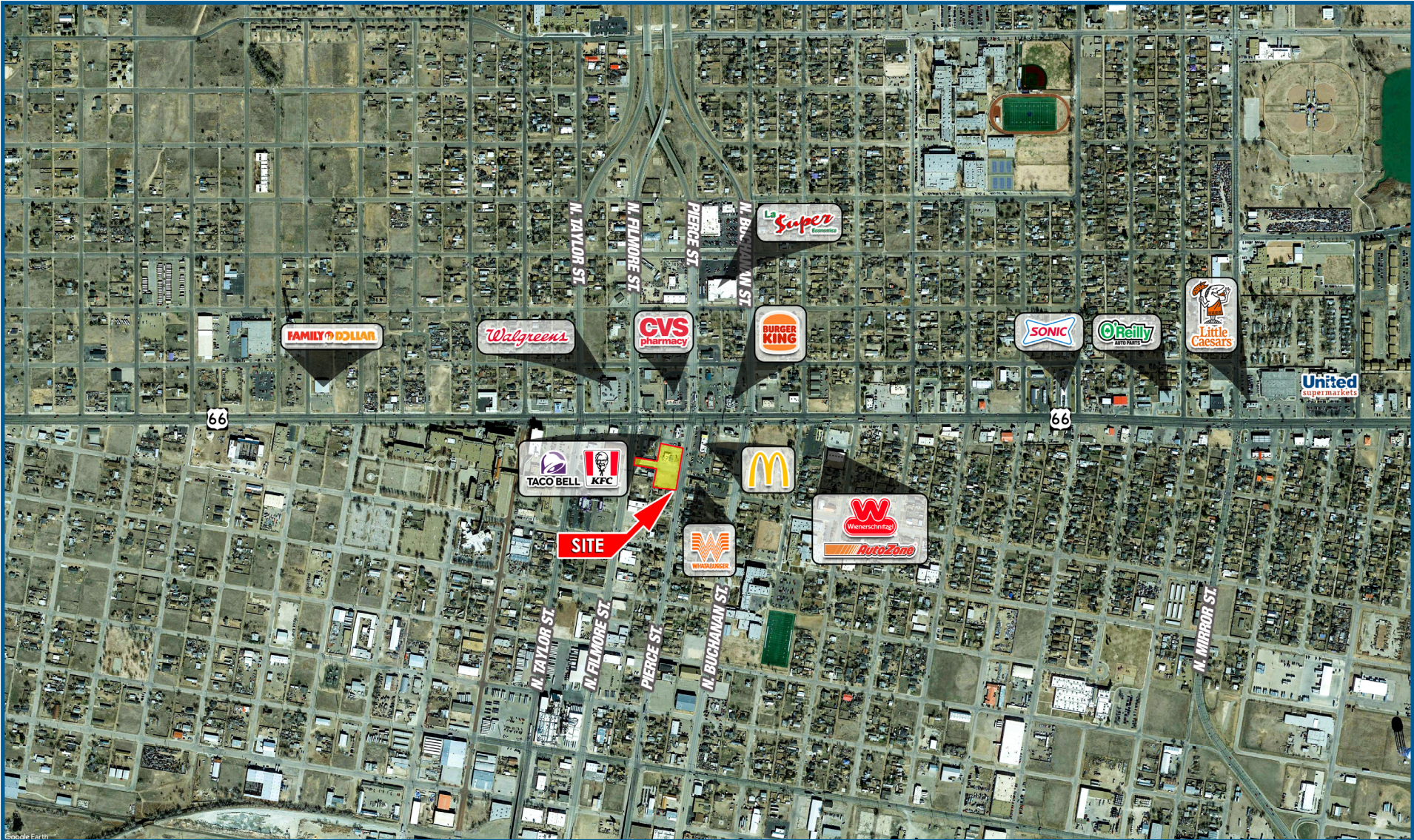


2025 Demographic Summary

	1 MILE	2 MILES	CITY OF AMARILLO
EST. POPULATION	7,068	28,277	201,051
EST. DAYTIME POPULATION	8,185	24,997	83,808
EST. AVG. HH INCOME	\$48,058	\$53,095	\$94,853

Aerial

725 N Pierce Street
Amarillo, Texas 79107



725 N Pierce Street
Amarillo, Texas
79107

John Christon
Senior Vice President
jchriston@venturedfw.com

Ian Peterman
Broker Relations Director
ipeterman@venturedfw.com

Jared Jowdy
Assistant Vice President
jjowdy@venturedfw.com

(214) 378-1212

www.VentureDFW.com

8235 Douglas Ave
Suite 720
Dallas, Texas 75225

VENTURE

*The information contained herein was obtained from sources deemed reliable; however, Venture Commercial Real Estate, LLC, makes no guarantees, warranties or representations as to the completeness or accuracy thereof. The presentation of this property is subject to errors; omissions; change of price, prior to sale or lease; or withdrawal without notice.

