

# HWY 431 FRONTAGE IN FAYETTEVILLE

1109 HUNTSVILLE HIGHWAY, FAYETTEVILLE TN

## DETAILS

0.78 acre with existing 2,920sf structure with drive-thru  
Over 30,849 vehicles per day on US Route 431  
Adjacent to CVS and across the street from the region's only Walmart  
Immediate trade area includes several schools

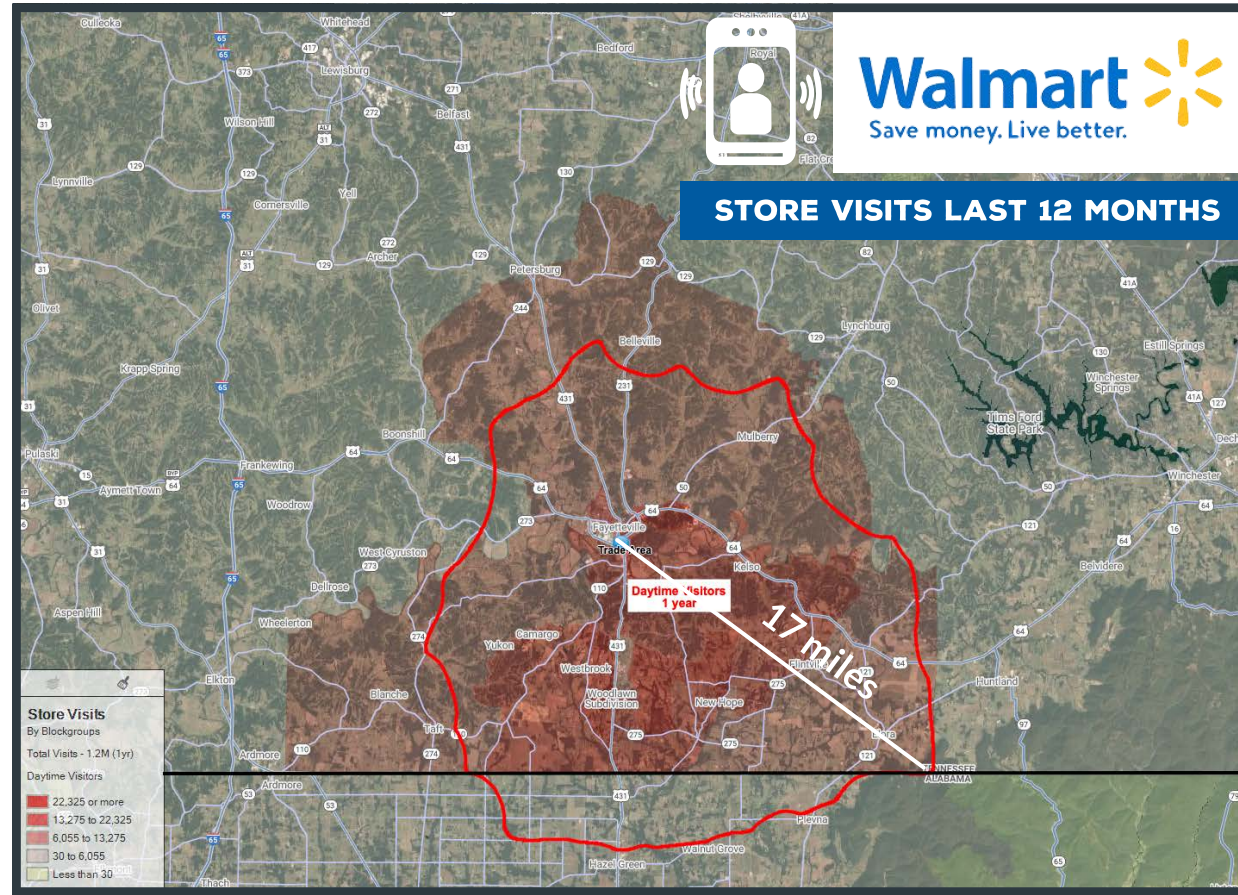
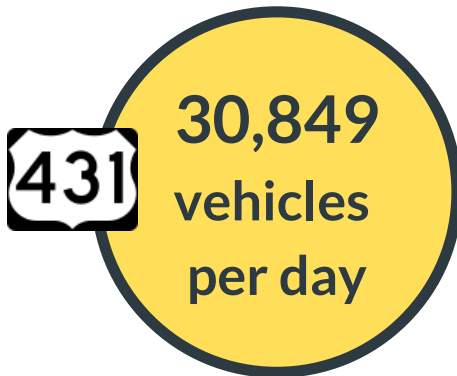
2,920 SF WITH DRIVE-THRU

## DEMOGRAPHICS & MARKET REACH

### 15 MINUTE DRIVE TIME

Population	17,775
Median HH Income	\$52,617
Median Age	41.6
Average Family HH Size	3.0

## TRAFFIC VOLUME



DEVELOPMENT GROUP

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4 SCHOOLS  
WITHIN  
1.5 MILES



0.4 MILE  
TO SOUTH



30,849  
VPD



- 1 Walmart
- 2 CVS
- 3 Advanced Auto Parts
- 4 Hardee's
- 5 Chrysler, Dodge, Jeep, Ram
- 6 Hibbet
- 7 Goodwill, Dollar Tree
- 8 Lincoln County High School
- 9 Fayetteville High / Middle
- 10 Central High School
- 11 Walgreens
- 12 Goodman AC & Heating



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