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1906 E. 1st St. Pratt, KS

Directly off of Hwy. 54/400

Property Highlights

- 1.12 Acres
- 48.984 SF Site
- · Zoning: CS Highway Service District
- · Located directly off of Hwy. 54/400 in Pratt
- Half mile from Pratt Community College (Total Enrollment: 1,383)
- Next to Casey's and near several national restaurants
- Other Area Users: Walmart Supercenter, Dollar Tree, Taco Bell, McDonald's, Arby's, Hibbett Sports, Tractor Supply Co. and **Orscheln Farm & Home**
- Real Estate Taxes (2020): \$22,750.44
- Sale Price Reduced: \$825,000 \$750,000



DEMOGRAPHICS		
Stats	Population	Avg. HH Income
1 Mile	665	\$45,939
10 Miles	6,415	\$50,015
30 Miles	18,308	\$52,344

For more information

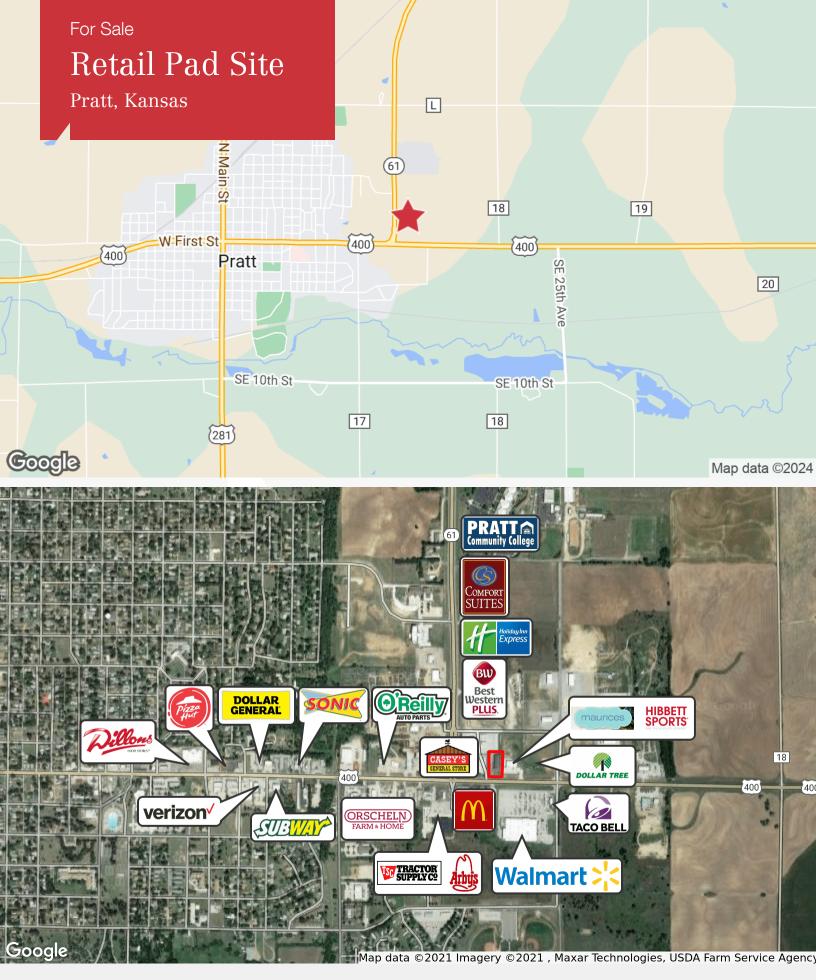
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