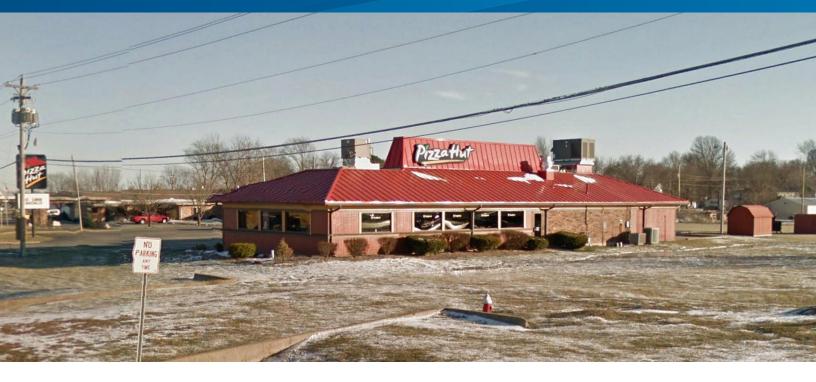
COLLIERS INTERNATIONAL | CHICAGO

NET LEASE INVESTMENT TEAM PRESENTS:

PIZZA HUT



600 E HIGHWAY 22 | CENTRALIA, MO



Terms of Sale

OFFERING PRICE: \$631,056

CAP RATE: 6.15%

NOI: \$38,810

LEASE TERM: 20 YEARS

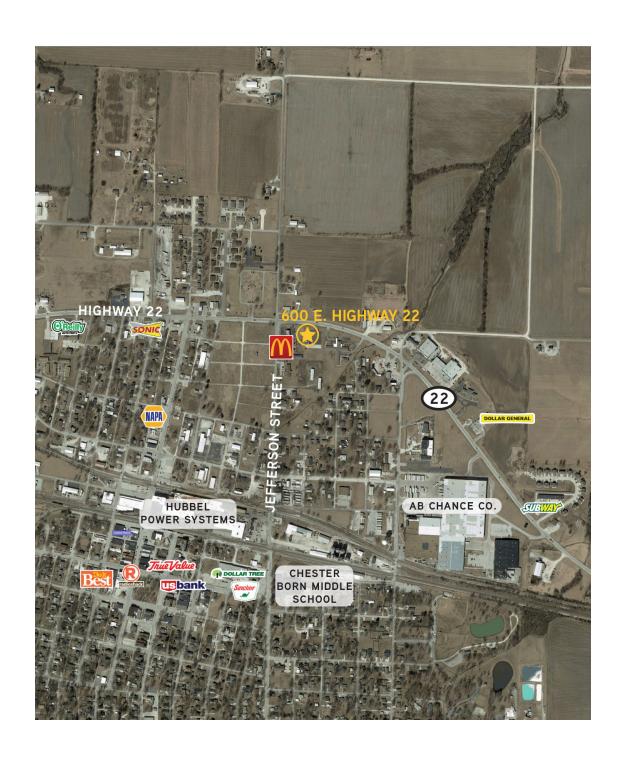
- > Absolute NNN lease with no landlord responsibilities
- > 20-year base lease term with four (4), five (5) year options
- > 1.5% annual rent increases hedge against inflation
- > Backed by guarantee from Grand Mere Restaurant Group
- > Adjacent to McDonald's and other national retailers
- > Major store remodel scheduled

Contact Us

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ERIN TORNEY & JOSEPH HILL BROKERS OF RECORD



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