



2.13 ACRES E PARKS ST - PRAIRIE GROVE, AR 72753

OFFERING SUMMARY

Sale Price:	\$1,206,176.40
Lot Size:	2.13 Acres
Price PSF:	\$13.00
Zoning:	B-2

PROPERTY HIGHLIGHTS

- Property located at 4-way lighted corner.
- Near recently constructed Casey's General Store & Taco Bell. McDonald's & Domino's coming soon.
- Commercial zoning with all utilities on site.
- Approx. 333' of frontage on Hwy 62.
- Owner will ground lease.

PROPERTY OVERVIEW

Corner lot for sale or ground lease in a rapidly developing Prairie Grove commercial corridor. This property is perfect for any business requiring high visibility along Hwy 62. Surrounded by new subdivisions, and within 15 minutes of I-49.



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POPULATION	3 MILES	5 MILES	10 MILES
Total Population	9,684	18,474	79,503
Average Age	38	39	35
Average Age (Male)	37	38	34
Average Age (Female)	40	40	36

HOUSEHOLDS & INCOME	3 MILES	5 MILES	10 MILES
Total Households	3,589	6,844	29,534
# of Persons per HH	2.7	2.7	2.7
Average HH Income	\$87,226	\$95,666	\$91,523
Average House Value	\$289,342	\$295,160	\$312,610

Demographics data derived from AlphaMap

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