

CUSHMAN &
WAKEFIELD

sage
PARTNERS

sam's club



S 48th Street

3.71 ± AC

FOR SALE

1720 S 48TH ST
SPRINGDALE, AR
72762

SPRINGDALE DEVELOPMENT OPPPORTUNITY

3.71 ±
ACRES AVAILABLE

FOR MORE INFORMATION
PLEASE CONTACT:

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HIGHLIGHTS

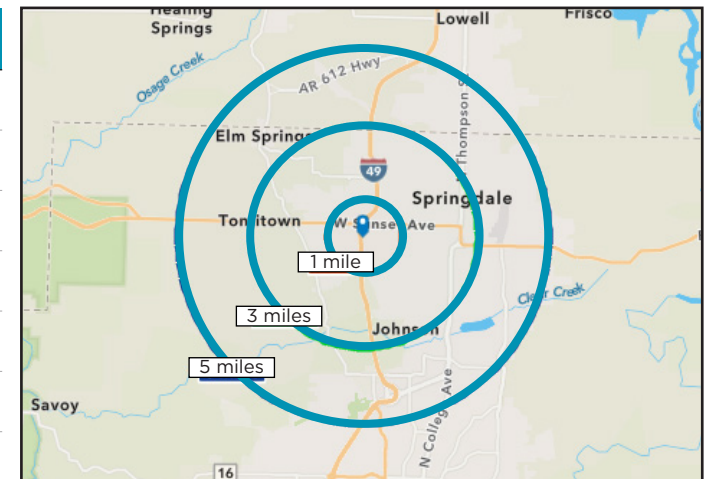
- 3.71 ± Acres Available For Sale
- Sale Price: \$2,250,000
- Zoning: C-2
- Direct visibility from I-49 (99,000 Vehicles Per Day)
- Easy access to I-49 and Hwy 412
- Centrally located within Northwest Arkansas
 - 4 mins to Arvest Ballpark and Arkansas Children’s Northwest Hospital
 - 12 mins to Pinnacle Hills
 - 13 mins to the University of Arkansas
 - 23 mins to Walmart’s New Home Office

*information deemed reliable but not guaranteed



1720 S 48TH ST | SPRINGDALE, AR

	1 mile	3 miles	5 miles
Population:	5,872	46,550	113,241
Households:	2,296	16,613	39,782
Average Household Size:	2.5	2.8	2.8
Average Household Income:	\$85,481	\$94,566	\$93,527
Total Businesses:	409	2,120	4,587
Total Employees:	5,439	26,957	67,178





HARBOR FREIGHT
SLIM CHICKENS
LA BOY
Hobby Lobby
Goodwill

W SUNSET AVE

43,000
VEHICLES PER DAY

412

NWA Convention Center

INTERSTATE
49

sam's club

99,000
VEHICLES PER DAY

SUBJECT PROPERTY

Holiday Inn
MARKETPLACE
Residence Inn
Hampton

ARVEST
Arkansas Children's Hospital

GENE GEORGE BLVD

Chick-fil-a

Toasted Yolk

Andy's
Frozen Custard

Chick-fil-a

McDonald's

MEEKS
THE BUILDERS CHOICE

TACO BELL

STARBUCKS COFFEE

SONIC

Wendy's
HAMBURGERS

Wendy's
HAMBURGERS

verizon

LOWE'S
SUPERCUTS
planet fitness
H&R BLOCK

DOUBLE TREE
by Hilton