



for
SALE OR LEASE

EXCLUSIVELY LISTED BY:

Landon Wilson Realtor®
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HalseyThrasherHarpole.com 870.972.9191

No warranty expressed or implied has been made as to the accuracy of this information, no liability assumed for errors or omissions.

SALE OVERVIEW

PRICE: \$675,000.00

LOT SIZE: 0.45± ACRES

BUILDING SIZE: 7,500± SQFT

LEASE OVERVIEW

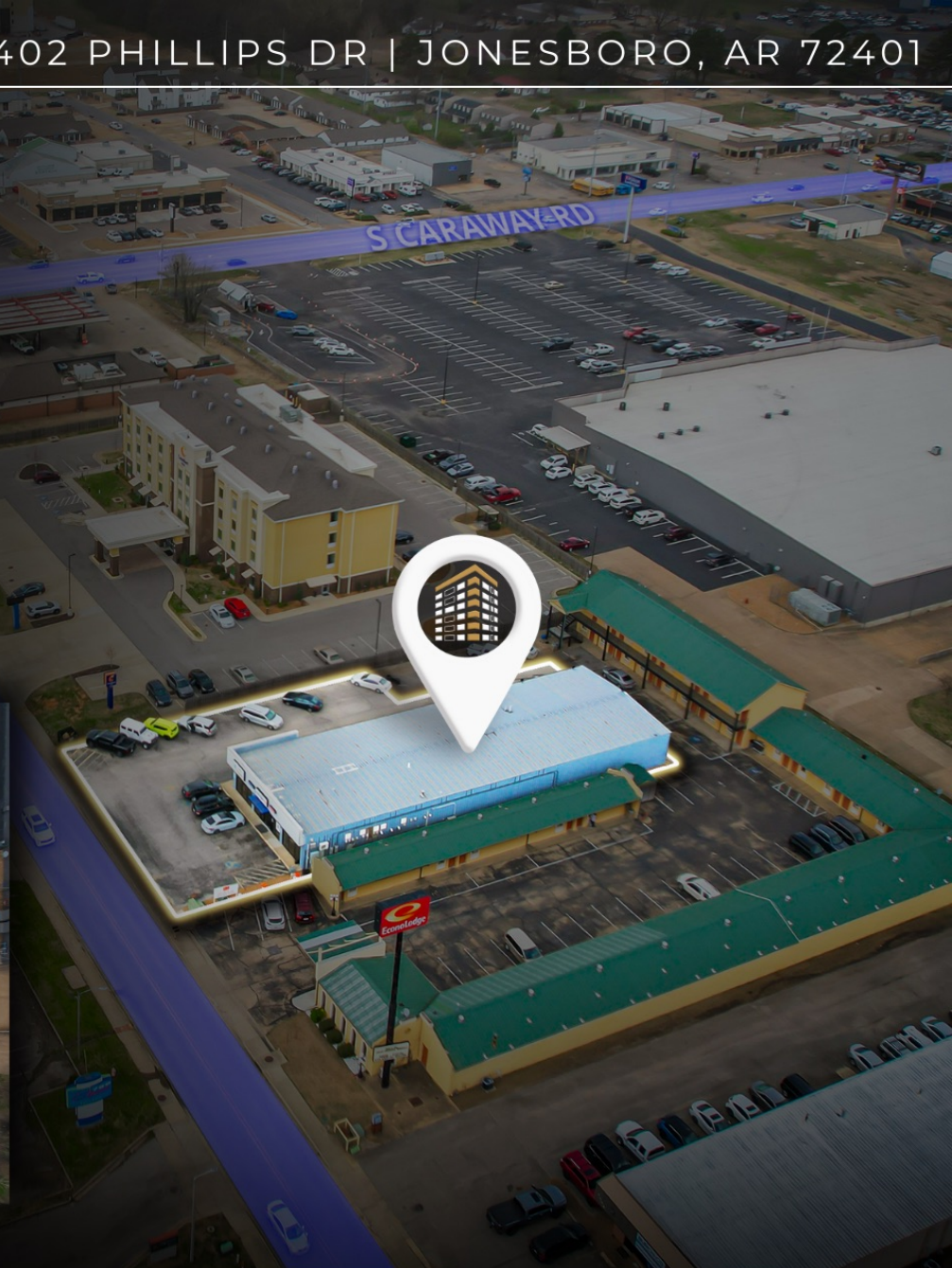
PRICE: \$8/SF NNN

AVAILABLE SPACE: 2,500± SQFT

PARKING: 16

PROPERTY HIGHLIGHTS

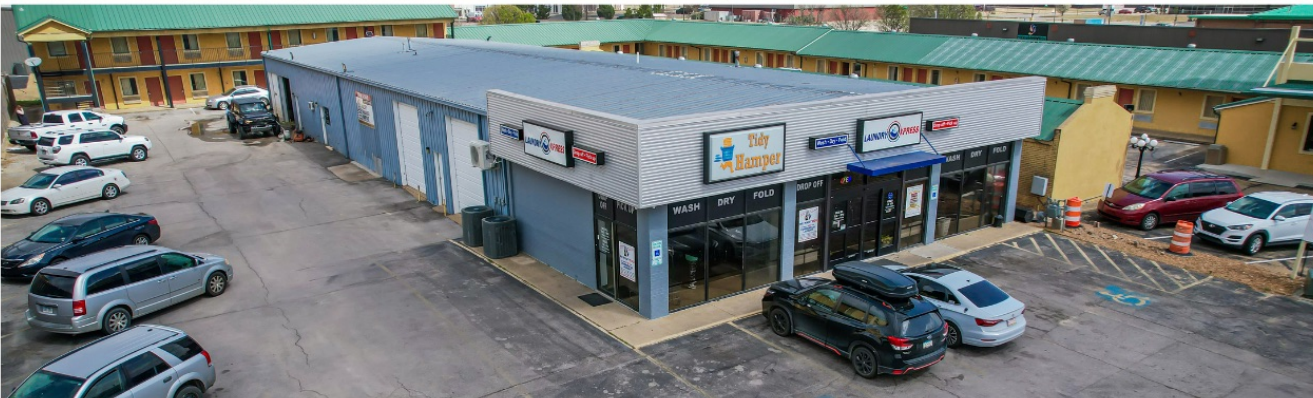
- Positioned inbetween major exits off I-555.
- Located at heart of Jonesboro's Hospitality District.
- Neighbors local, regional, and national businesses in retail, service, and hospitality.
- Exposure to 5,700 CPD on Phillips Dr, 24,000 CPD on S Caraway Rd, and 29,000 CPD on Red Wolf Blvd.



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Coming Soon:
Reedmont Condominiums

- 395 Luxury Condos
- 250,000+/- SF of Retail
- Plus Restaurants, Hospitality, and More!







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REGIONS OF JONESBORO

THE PRIMARY RETAIL DISTRICT

The Primary Retail District of Jonesboro stands as the center of economic activity in the city. It encompasses a wide range of industries ranging from financial institutions and law firms to healthcare facilities and retail locations.

Located in the center of Jonesboro, it encompasses many of the top travelled thoroughfares, including I-555, making it a vital hub for commerce and entrepreneurship. Modern office buildings and bustling storefronts line the streets, holding a diverse range of businesses, from local startups to established corporations.

Beyond its economic significance, the Primary Retail District offers a focal point for essential services, employment opportunities, and commercial vitality. This district reflects Jonesboro's commitment to providing a thriving business community and driving economic prosperity in the region.

RESTAURANTS & RETAIL



KEY PLAYERS



Multiple direct access routes to the Primary Retail District.
Over 1,500 employees & 14,000 students



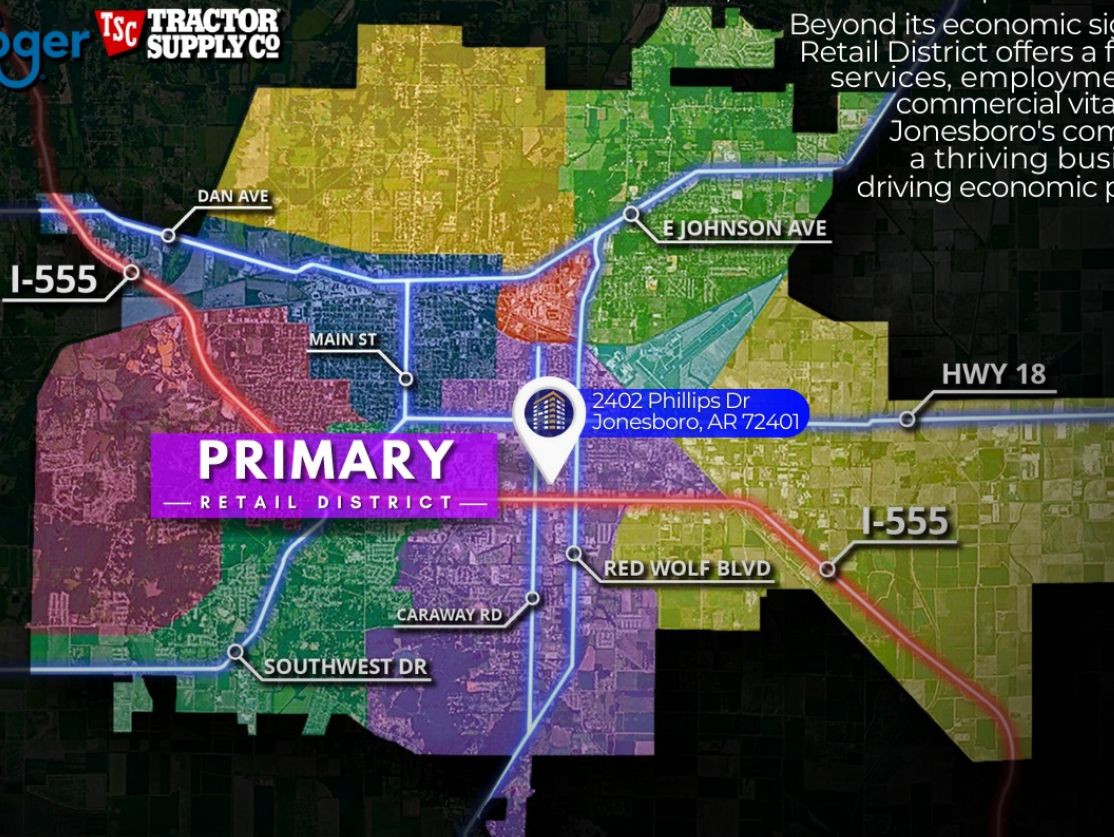
80 acre mixed-use development
Luxury condos, restaurants, retail, and more.



692 acre park in Crowley's Ridge
Offers camping, fishing, trails, sports, playgrounds, and a splash pad.



200,000 sqft sports complex
Will offer basketball, volleyball, and pickleball courts, two pools, and outside water features.



REEDMONT CONDOMINIUMS

377 UNITS | STUDIO - 1BR - 2BR | LUXURY FINISHES

To include shopping, conference spaces, restaurants, entertainment space, health & wellness, and more.



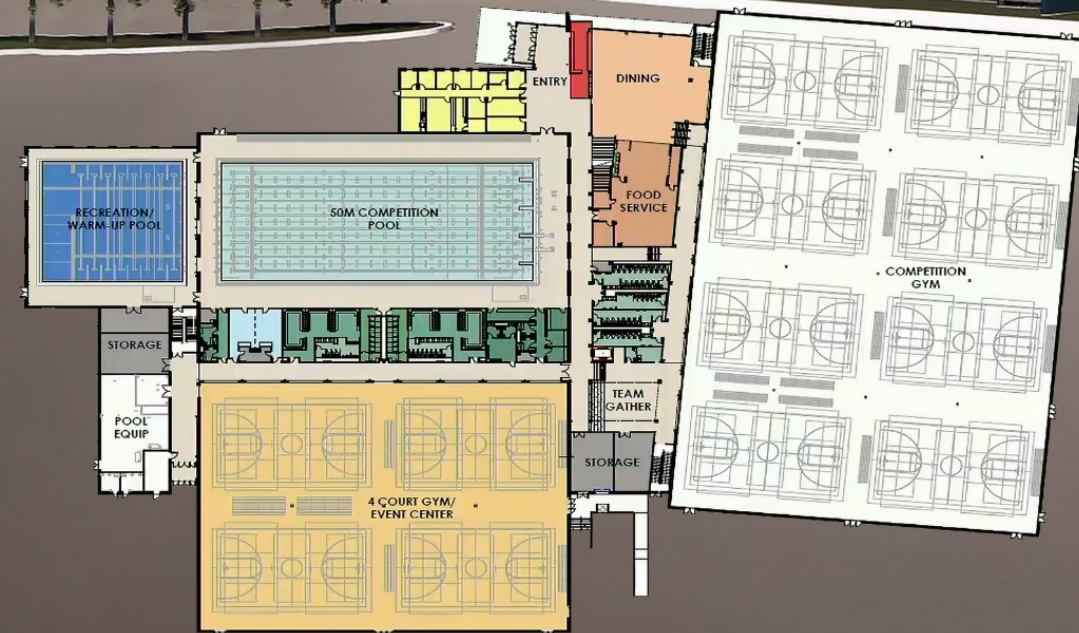
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JONESBORO SPORTSPLEX

200,000+ SQFT



- 50m Indoor Competition Pool w/ Grandstand for 1200 Spectators
- 25m Indoor Practice Pool
- Event Center
- Up to:
 - 12 Basketball Courts
 - 24 Volleyball Courts
 - 36 Pickleball Courts

JONESBORO

