

SPACE FOR LEASE

📍 2608 Fair Park Blvd | Jonesboro, AR 72401



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REAL ESTATE

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taylor@halseyre.com

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OPPORTUNITY **OVERVIEW**

\$18/SF NNN	±5,120 SF	±11,930 SF	±65
PRICE	AVAILABLE SPACE	BUILDING FOOTPRINT	PARKING

PROPERTY **HIGHLIGHTS**

- ✦ Tenant Improvements Available.
- ✦ Great co-tenancy with Watco.
- ✦ A high-traffic location—an ideal spot to grow your business with great visibility and easy access.
- ✦ Neighbors local, regional, and national businesses in retail, service, and hospitality.
- ✦ Located in Jonesboro's Primary Retail District.



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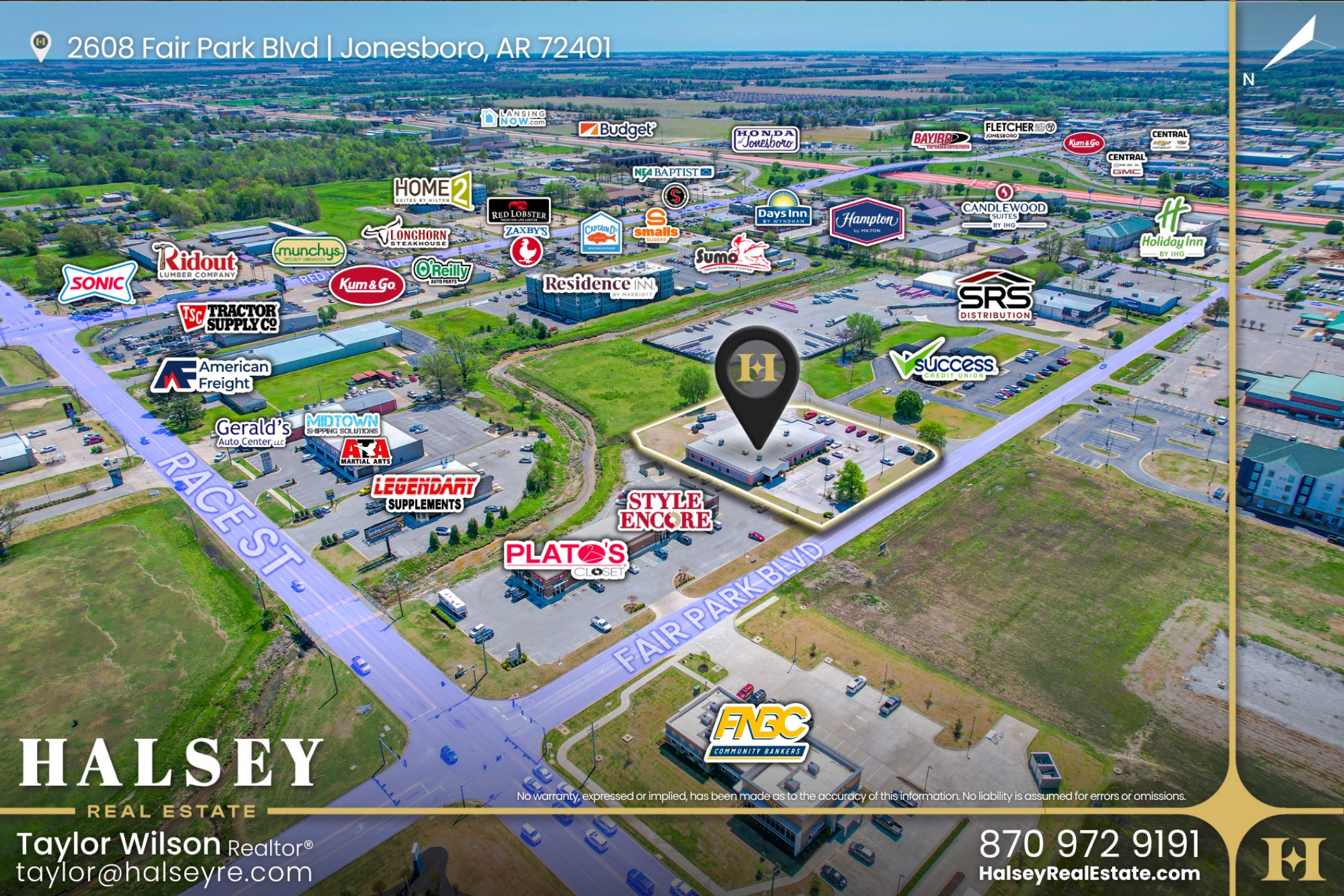
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SCALE: 3/16" = 1'-0"

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PRIMARY RETAIL DISTRICT

The Primary Retail District of Jonesboro serves as an economic hub, home to a diverse mix of industries including finance, law, healthcare, and retail. Centrally located and intersected by major routes like I-555, it features modern office buildings and busy storefronts that house everything from local startups to major corporations. In addition to its commercial appeal, this district plays a key role in providing essential services and job opportunities, reflecting Jonesboro's commitment to fostering business growth and regional prosperity.

RESTAURANTS & RETAIL



KEY PLAYERS

-  • Connected by several major roadways.
-  • 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, & more.
-  • 200,000 sqft sports complex
-  • Will offer athletic courts, pools, seating & outside water features.

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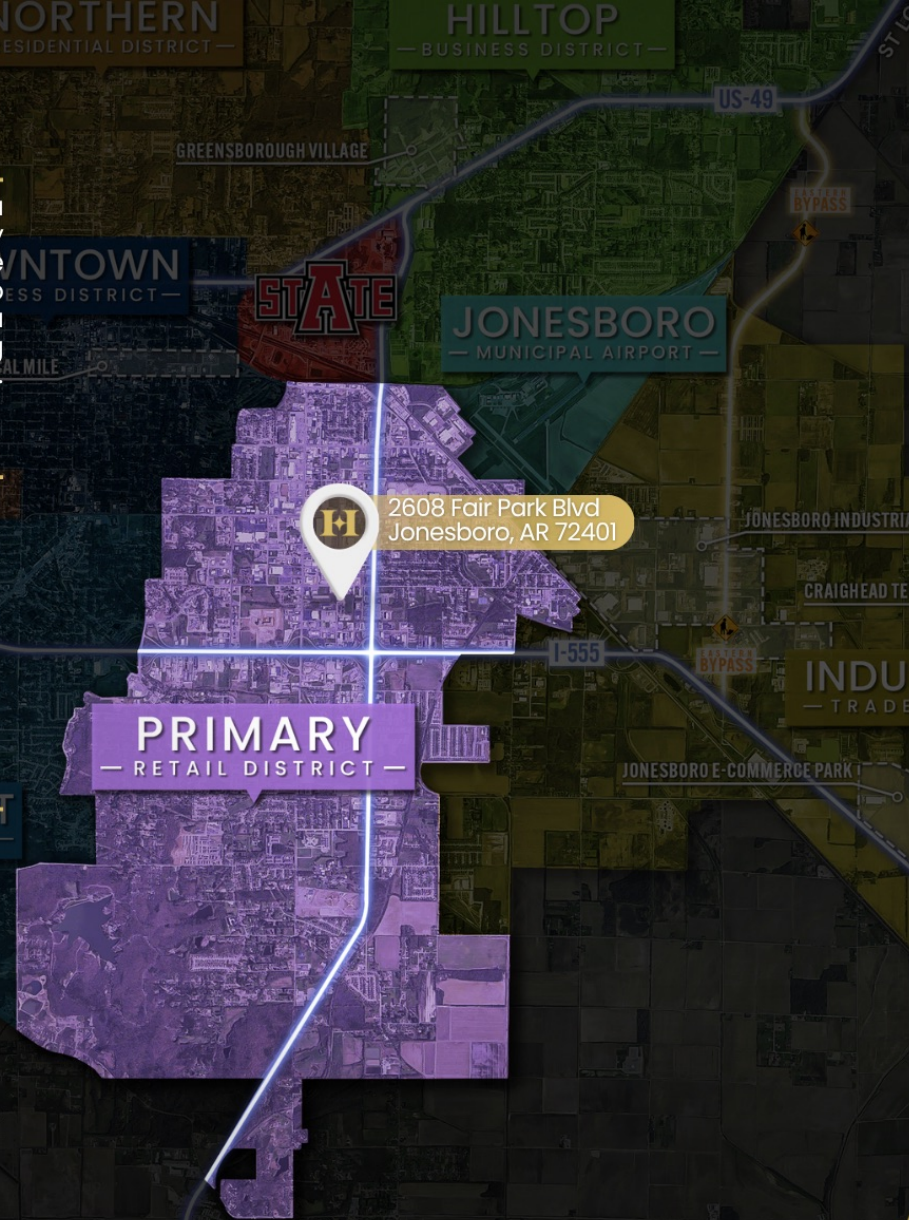
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MARKET MAP





2608 Fair Park Blvd | Jonesboro, AR 72401 – What's Nearby?

REEDMONT CONDOMINIUMS

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

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



WHAT'S NEARBY?

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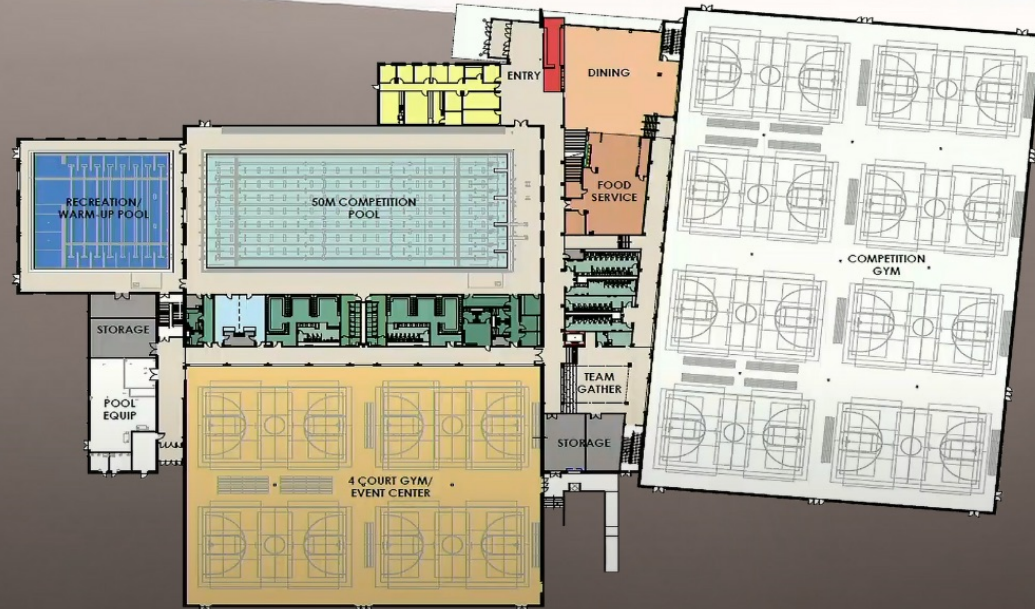
2608 Fair Park Blvd | Jonesboro, AR 72401 – What's Nearby?

RIDGE ATHLETICS CENTER

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



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WHAT'S NEARBY?

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HEALTH CARE & SOCIAL ASSISTANCE
RETAIL TRADE
MANUFACTURING
Top Employment Industries
for Jonesboro, AR


2.4
Avg. Size
Household


20.5 min.
Avg. Commute Time
for Jonesboro, AR

KEY FACTS

Based on a 7 mile ring of the subject property.


89,224
Total Population


\$236,646
Median Home Value


3,771
Businesses


102,227
Daytime Population


33.7
Median Age


\$32,026
Per Capita Income


\$60,535
Median Household
Income


0.93%
2024-2029
Pop Growth
Rate

DEMOGRAPHICS

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This infographic contains data provided by Esri (2025, 2030), Esri-Data Axle (2025), Esri-U.S. BLS (2025) and the Census Bureau ACS 5-year Estimate. No warranty, expressed or implied, has been made as to the accuracy of this information. No liability is assumed for errors or omissions.

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OPPORTUNITY CONTACT

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