



FOR SALE

PINNACLE HILLS LAND

Property Highlights

- 1.00 - 2.35 ± Acre lots available for sale in Pinnacle Hills
- Zoning: C-2
- Easy access and visibility from I-49, seeing 79,000 VPD
- Located in the Pinnacle Hills area of Rogers, surrounded by many amenities including Pinnacle Hills Promenade, Walmart AMP, Mercy Hospital, and numerous restaurants and hotels

For more information, please contact:

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*information deemed reliable but not guaranteed



THE GREENS ON BLOSSOM WAY

HIGHLANDS AT OSAGE (FUTURE DEVELOPMENT)

THE VISIONARIES



SUBJECT PROPERTY

SUBJECT PROPERTY



AVAILABLE LOTS

AJAX AVE | ROGERS, AR 72758

CUSHMAN &
WAKEFIELD

sage
PARTNERS



Lot 1
2.35 AC

LOT #	AC	\$/SF	PRICE
1	2.35 ± AC	\$12.50	\$1,279,575
5	1.85 ± AC	\$12.50	\$1,007,325
6	1.00 ± AC	\$12.50	\$544,500



Lot 5
1.85 AC

Lot 6
1.00 AC



S 26TH STREET

Demographics (within a 5 mile radius)

103,858
POPULATION

\$120,711
AVG HH
INCOME

97.2%
EMPLOYMENT
RATE



16,000 VEHICLES PER DAY

Whole Foods Mixed-Use Development (Future Development)

W NEW HOPE RD

Swig FIVE GUYS SLURPEE SLIM CHICKENS

HOWSE

Mercy+

HOBBY LOBBY PETSMART ULTA DOLLAR TREE OLD NAVY T.J. MAXX

BONEFISH GRILL COLD STONE THEO'S

ROGERS CONVENTION CENTER

79,000 VEHICLES PER DAY

PINNACLEHILLS PROMENADE

S PROMENADE BLVD

INTERSTATE 49

WHITAKER PKWY

The Village at Pinnacle Hills (Future Development)

SUBJECT PROPERTY

CHAMPIONS DR

Walmart Neighborhood Market Chick-fil-a

The District (Future Development)

Highlands at Osage (Future Development)