



Future USL Stadium

FOX TRAIL DISTILLERY

S BELLVIEW ROAD

BELLVIEW URBAN CENTER 1&2



FOR SALE

S HAMPTON PLACE & S 31ST STREET
ROGERS, AR 72758

PINNACLE AREA PAD SITES

1-8± ACRES AVAILABLE

CLICK HERE TO FOR AERIAL TOUR



FOR MORE INFORMATION PLEASE CONTACT:

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HIGHLIGHTS

- Lots range from 1.03 AC to 3.48 AC
- Development ready sites with all utilities
- Potential build-to-suit opportunity
- Ideal location for an office user in the “downtown” of NWA
- Access to Bellview Road via S Hampton Place and Sandalwood Drive
- Adjacent to Pinnacle Hills Promenade, new Whole Foods Development, Mercy Hospital, Top Golf, Future USL Stadium and many restaurants and retailers

CLICK OR
**SCAN
ME!**



*information deemed reliable but not guaranteed



SITE MAP S HAMPTON PLACE & W S 31ST STREET | ROGERS, AR



Demographics (within a 5 mile radius)

124,287
POPULATION

\$113,309
AVG HH
INCOME

96.99%
EMPLOYMENT
RATE

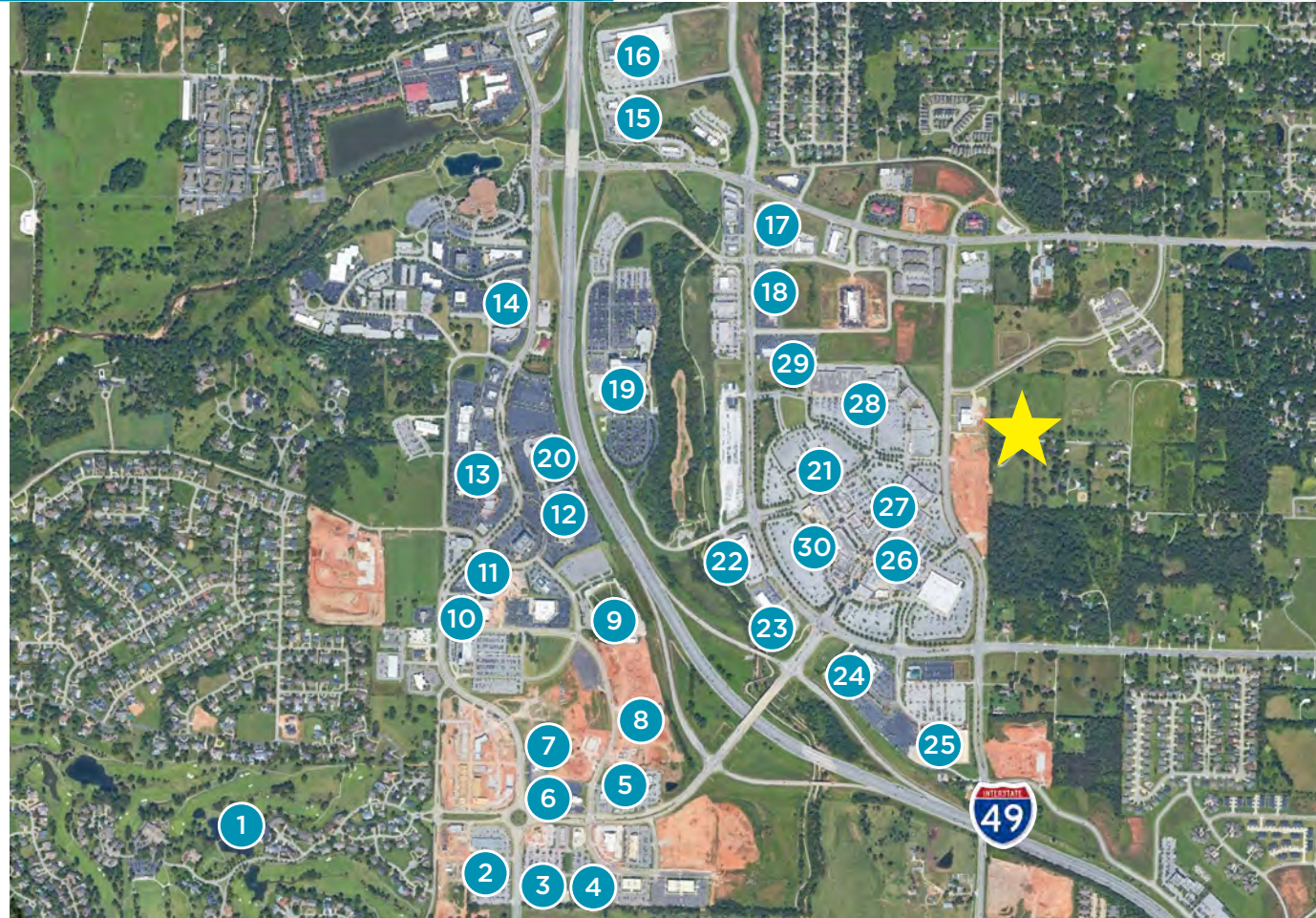
LOT #	AC	PRICE/SF
1	1.48	\$19.50
2	1.03	\$19.50
3	1.03	\$19.50
4	1.03	\$19.50
5	3.48	\$19.50

425
RETAIL

225
AREA
RESTAURANTS

36
HOTELS

*Information provided within 3 mile radius



- | | | | | |
|--|--|--|---------------------------------------|---|
| 1. Pinnacle Country Club | 7. Tacos4Life | Debbie's Family Pharmacy | Subs, Mojitos, Bocca, TCBY, Starbucks | 25. Target |
| 2. Newk's Eatery | 8. TopGolf | 15. Red Lobster, Olive Garden, Steak n' Shake, Bariola's Pizzeria, Einstein Bros | 19. Mercy Hospital | 26. Big Orange, P.F., Chang's, Local Lime |
| 3. Walmart Neighborhood Market | 9. Walmart Amp | 16. The Home Depot | 20. Rogers Convention Center | 27. Dave & Buster's |
| 4. Fuzzy's Taco Shop, Mirabella's Table | 10. Ruth's Chris Steakhouse | 17. Walgreens, Splash, Culver's | 21. Dillard's | 28. Ulta, Old Navy |
| 5. Pei Wei, Chick-fil-A, Chuy's Mexican Food | 11. Tropical Smoothie | 18. Five Guys, Firehouse | 22. Best Buy | 29. Dickey's Barbecue, Bedford Camera & Video, Bolder Coffee, The Party Place, Subway |
| 6. 9Round, Capriccio, Lavish Nail Lounge | 12. Embassy Suites | | 23. Longhorn Steakhouse | 30. Pinnacle Hills Promenade |
| | 13. Grub's, Bonefish Grill, Cold Stone | | 24. Bass Pro Shops | |
| | 14. Lewis & Clark Outfitters, | | | |

DEVELOPMENT MAP S HAMPTON PLACE & W S 31ST STREET | ROGERS, AR

