

±7.04 ACRES FOR SALE

E Lowell Ave | Cave Springs, AR 72718



Janie Darr
Elementary School



MATTHEW HAIRSTON

AGENT

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**KELLEY COMMERCIAL
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AVAILABLE

±7.04 Acres

PRICE

\$4.00 PSF

COMMENTS

- Well positioned lot on Hwy 264 in rapidly growing trade area
- 840 feet of frontage
- Zoned C-3

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES	10 MILES
DAYTIME POPULATION	3,175	24,167	63,468	286,472
AVERAGE HH INCOME	\$109,333	\$146,173	\$113,082	\$91,344
TOTAL HH	1,069	8,443	22,484	101,257

TRAFFIC COUNTS

E Lowell Ave - 11,000 VPD

I 49 - 80,000 VPD

N Main St - 15,000 VPD



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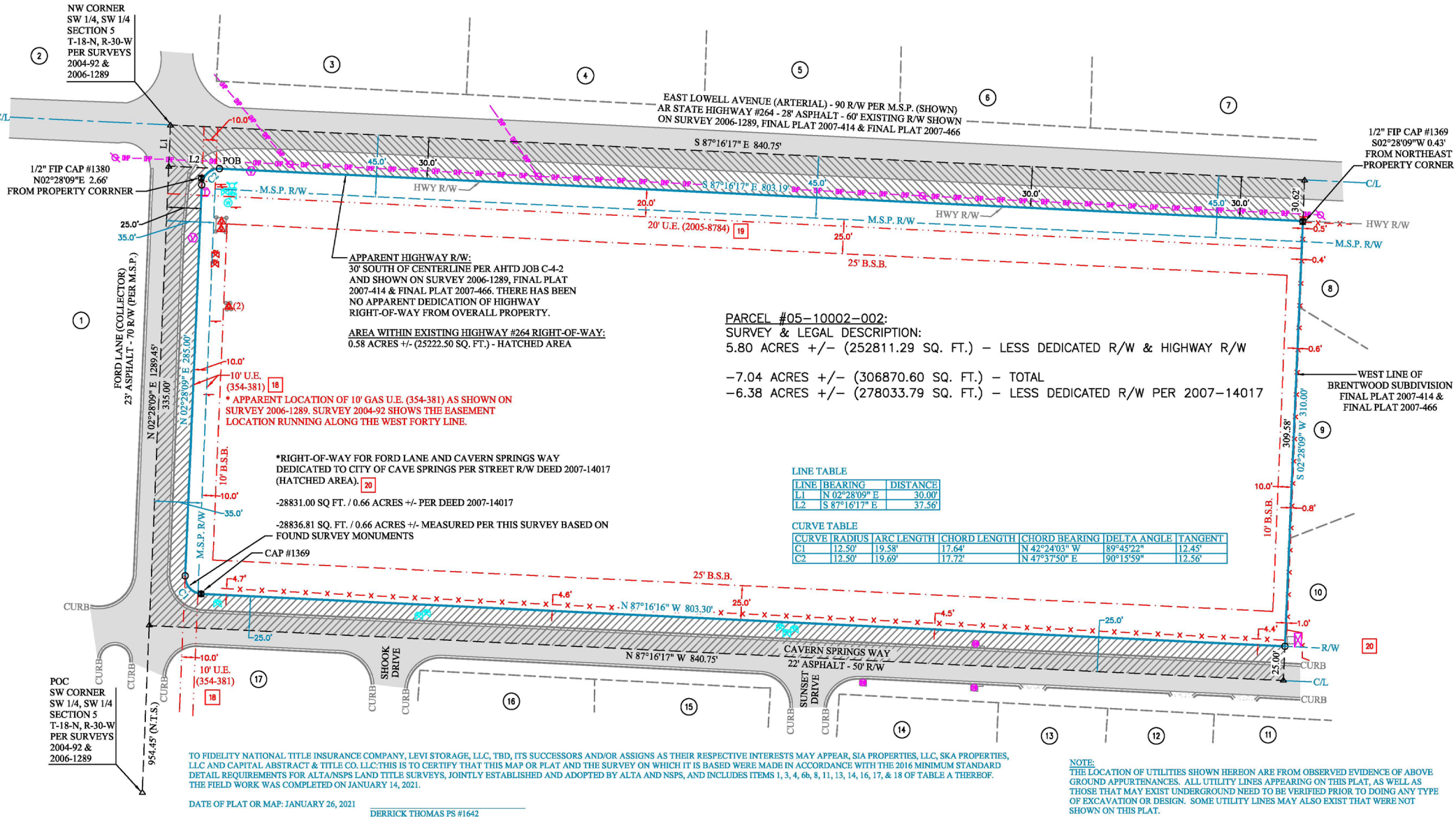
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DATE OF PLAT OR MAP: JANUARY 26, 2021

DERRICK THOMAS PS #1642

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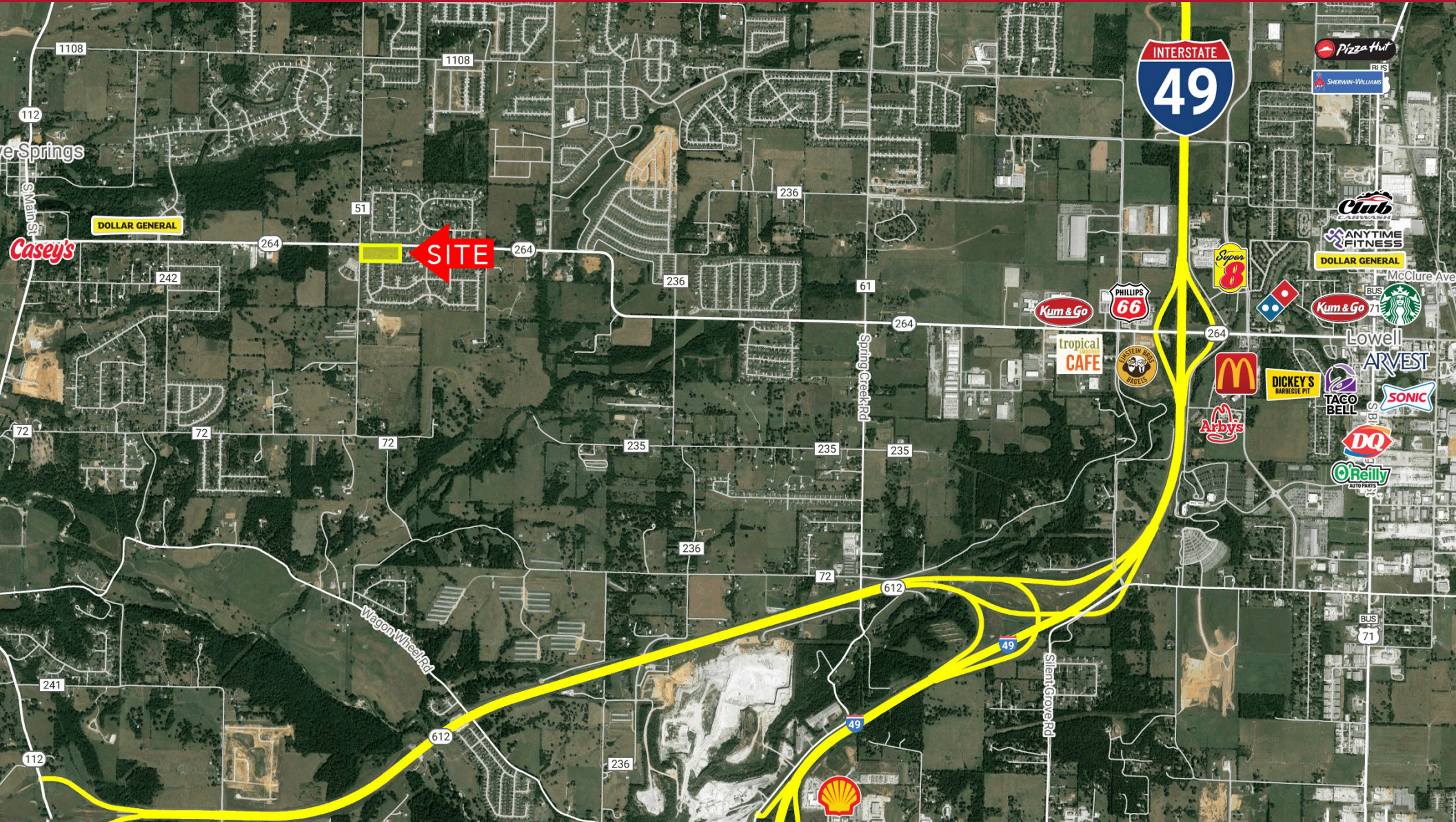
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ABOUT KELLEY COMMERCIAL PARTNERS

Kelley Commercial Partners is a full-service commercial real estate firm providing the highest caliber of services to owners, investors, landlords, and tenants. We service clients with the focused attention that only a privately-owned local firm can offer. At Kelley Commercial Partners, we take pride in maintaining long-term relationships built on trust, resourcefulness, and reliability.



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BROKERAGE

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