



CUSHMAN & WAKEFIELD

sage PARTNERS

Lot 1  
2.35 AC

Lot 2  
1.22 AC

Lot 3  
1.01 AC

Lot 4  
1.04 AC

Lot 5  
1.85 AC

Lot 6  
1.00 AC

**FOR SALE**

AJAX AVE  
ROGERS, AR 72758

# PINNACLE HILLS LAND

1.00 - 2.35 ± AC LOTS  
AVAILABLE

FOR MORE INFORMATION  
PLEASE CONTACT:

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[sagepartners.com](http://sagepartners.com)

## PROPERTY HIGHLIGHTS

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



# AVAILABLE LOTS

AJAX AVE | ROGERS, AR 72758



LOT #	AC	\$/SF	PRICE
1	2.35 ± AC	\$12.50	\$1,279,575
2	1.22 ± AC	\$12.50	\$664,290
3	1.01 ± AC	\$12.50	\$549,945
4	1.04 ± AC	\$12.50	\$566,280
5	1.85 ± AC	\$12.50	\$1,007,325
6	1.00 ± AC	\$12.50	\$544,500



S 26TH STREET

## Demographics (within a 5 mile radius)

103,858  
POPULATION

\$120,711  
AVG HH  
INCOME

97.2%  
EMPLOYMENT  
RATE



Mercy+

ROGERS CONVENTION CENTER

Pinnacle Hills Promenade

TARGET

SUBJECT PROPERTY

INTERSTATE 49

S Bellview Rd

W Pleasant Grove Rd

GRUB'S tropical SMOOTHIE CAFE  
COLD STONE THEO'S

Pinnacle Country Club

TOPGOLF

UPTOWN TERRACE

Walmart Neighborhood Market  
Torchy's TACOS  
Chuy's MEXICAN FOOD  
SALTGRASS STEAK HOUSE

107,000 Vehicles Per Day

TEXAS ROADHOUSE

at home The Home Décor Superstore

Kum & Go

30,000 Vehicles Per Day

CASEY'S GENERAL STORE

CAVENDER'S

ROSS DRESS FOR LESS  
Burlington