

SOHO DISTRICT COMMERCIAL SPACES FOR LEASE

4902 W Pleasant Dr | Rogers, AR 72758



**KELLEY COMMERCIAL
PARTNERS**

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AVAILABLE

- Phase 1:
- Building 4 - ±12,500 SF
 - Building 5 - ±18,000 SF
- Phase 2:
- Building 1 - ±10,000 SF
 - Building 2 - ±6,000 SF
 - Building 3 - ±18,000 SF

PRICE

\$35 - \$42 PSF NNN

COMMENTS

- New high-end retail development in Pinnacle Hills
- One of the fastest growing commercial areas in Arkansas
- Strong demographic area including significant average household income
- Phase I will be complete in Summer 2026
- Drive-thru available

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES	10 MILES
DAYTIME POPULATION	5,948	19,377	107,151	287,599
AVERAGE HH INCOME	\$209,444	\$210,457	\$128,878	\$122,607
TOTAL HH	2,200	7,227	40,490	104,188



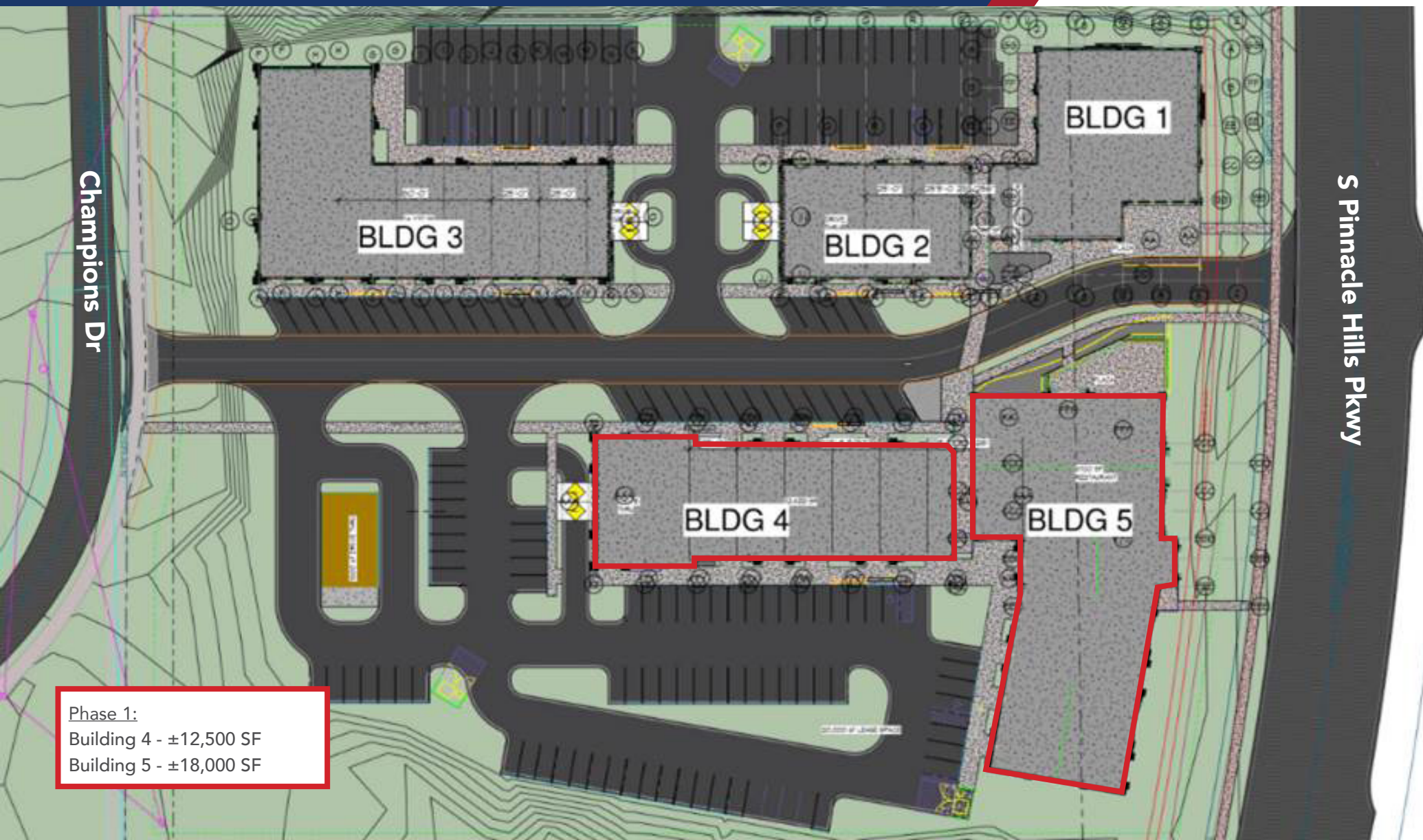
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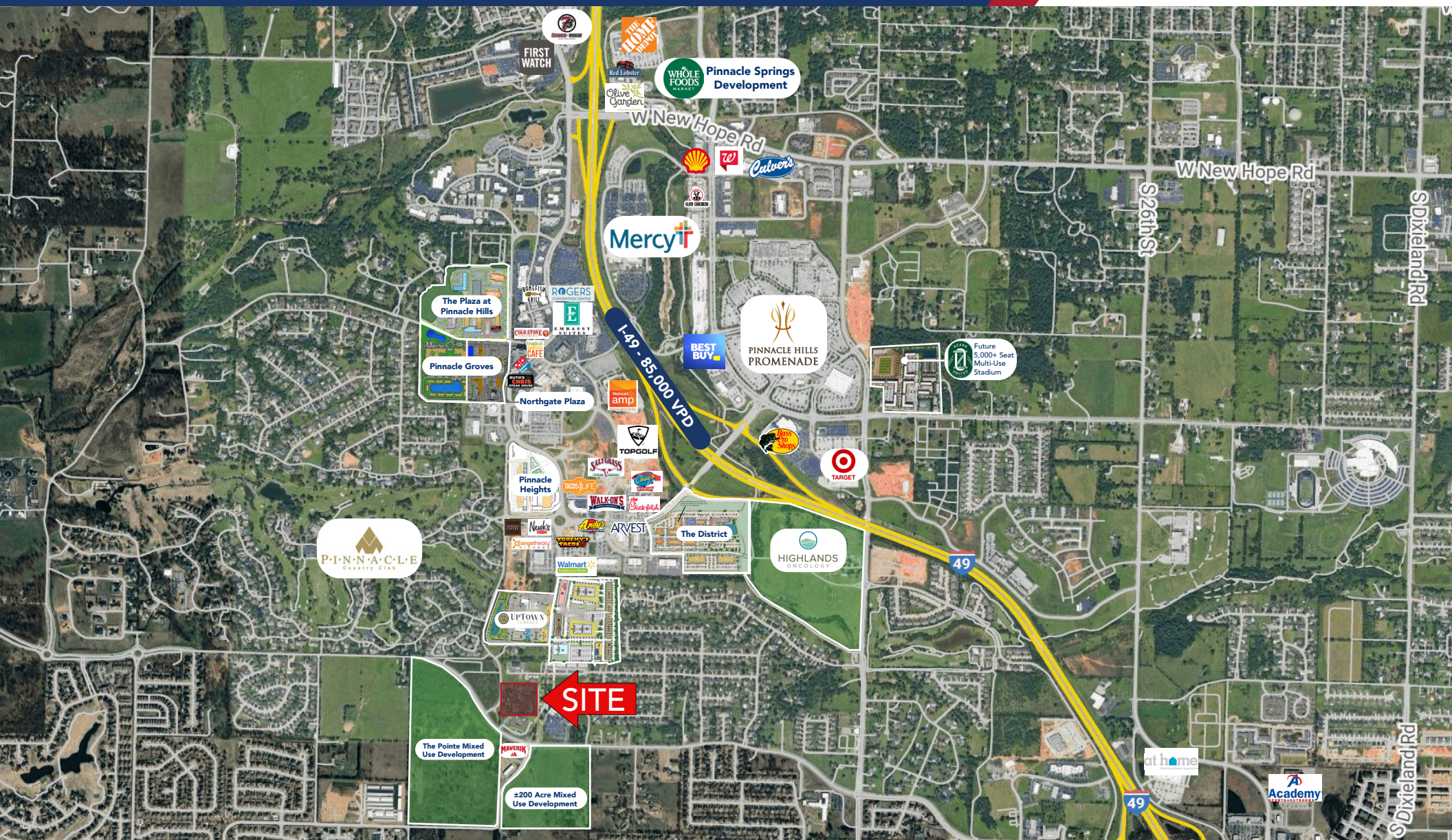
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ABOUT KELLEY COMMERCIAL PARTNERS

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

PROPERTY MANAGEMENT

DEVELOPMENT MANAGEMENT

CONSULTING

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501.375.3200

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