# Highway 5 and Main Street - NE

6205 Highway 5, Bryant, Arkansas 72022

# Property Highlights

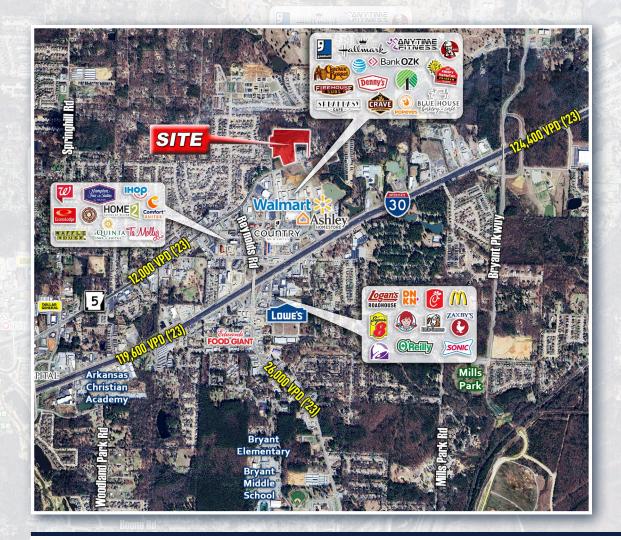
- For Sale at \$4,125,000
- ±15.5 Acres Available
- Easy access to Interstate 30
- Frontage on Highway 5 and on Lowrey Lane
- Neighboring uses include local self-storage, residential, retail, branch bank, and C-Store
- Surrounded by national retailers, restaurants and hotels including Walmart, Ashley Homestore, Lowe's, Edward's Food Giant, Dollar Tree, Cracker Barrel, Chick-fil-A, Logan's Roadhouse, and more
- Zoned: General Commercial District C-2

#### **Traffic Counts**

State Hwy 5: 12,000 VPD (ARDOT '23)

# Demographics

	1 Mile	3 Mile	5 Mile
2023 Population	4,280	31,638	63,685
Daytime Population	6,273	26,981	50,257
Average HH Income	\$103,509	\$99,419	\$93,824



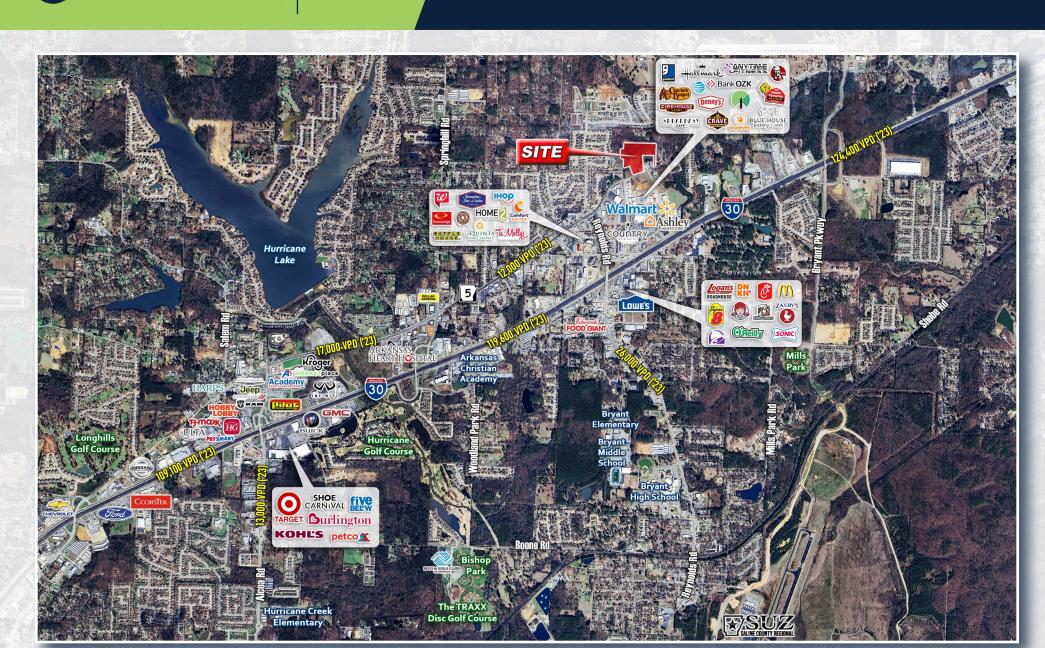
Stuart Mackey, CCIM, SIOR | 501.521.4965 | smackey@hathawaygroup.com

### **INTERSECTION AERIAL**



501.663.5400 | 2100 Riverdale Road, Suite 100, Little Rock, AR 72202 | HathawayGroup.com

### **WIDE AERIAL**



501.663.5400 | 2100 Riverdale Road, Suite 100, Little Rock, AR 72202 | HathawayGroup.com

### **MARKET AERIAL**



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