

END CAP SPACE FOR LEASE

812 N Thompson St | Springdale, AR 72764



Neal's Cafe

N Thompson St - 26,892 VPD

71B

Nilfisk Warehouse

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AVAILABLE

Suite 1: ±3,825 SF

Suite 2: ±3,825 SF

Currently one suite but owner will demise

PRICE

\$14.50 PSF | Modified Gross

HIGHLIGHTS

- Great location with frontage on Hwy 71B
- Excellent visibility and Ample Parking
- Signage opportunity
- Newly Painted and Sealed/Striped Parking Lot (2025)

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES	10 MILES
DAYTIME POPULATION	11,454	70,327	112,198	298,538
AVERAGE HH INCOME	\$71,803	\$93,072	\$104,280	\$112,452
TOTAL HH	3,474	22,330	38,485	110,612

TRAFFIC COUNTS

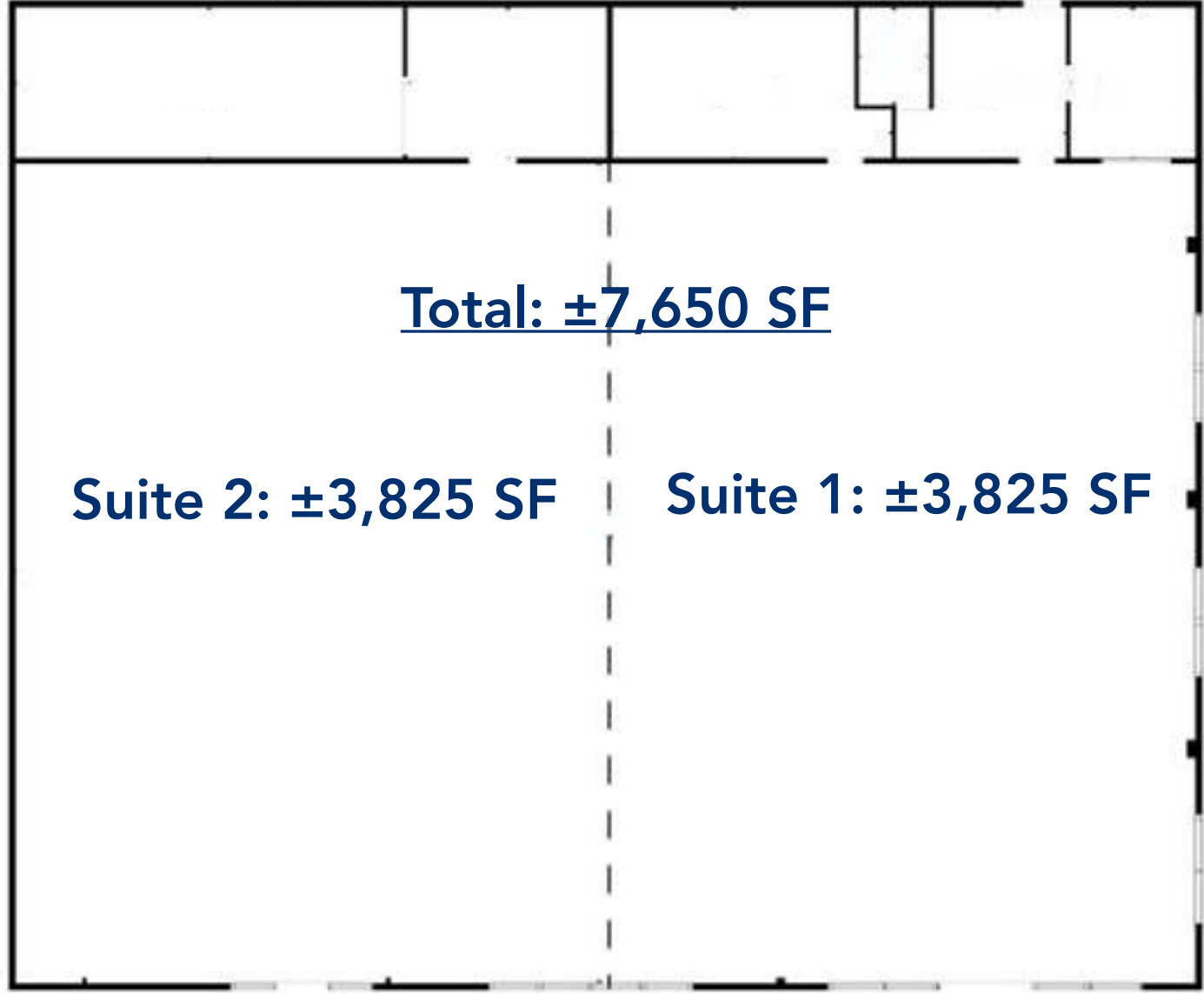
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JACKSON MOORE
 AGENT
 C 501.951.6300 | O 479.695.8268
 jmoore@kelleycp.com

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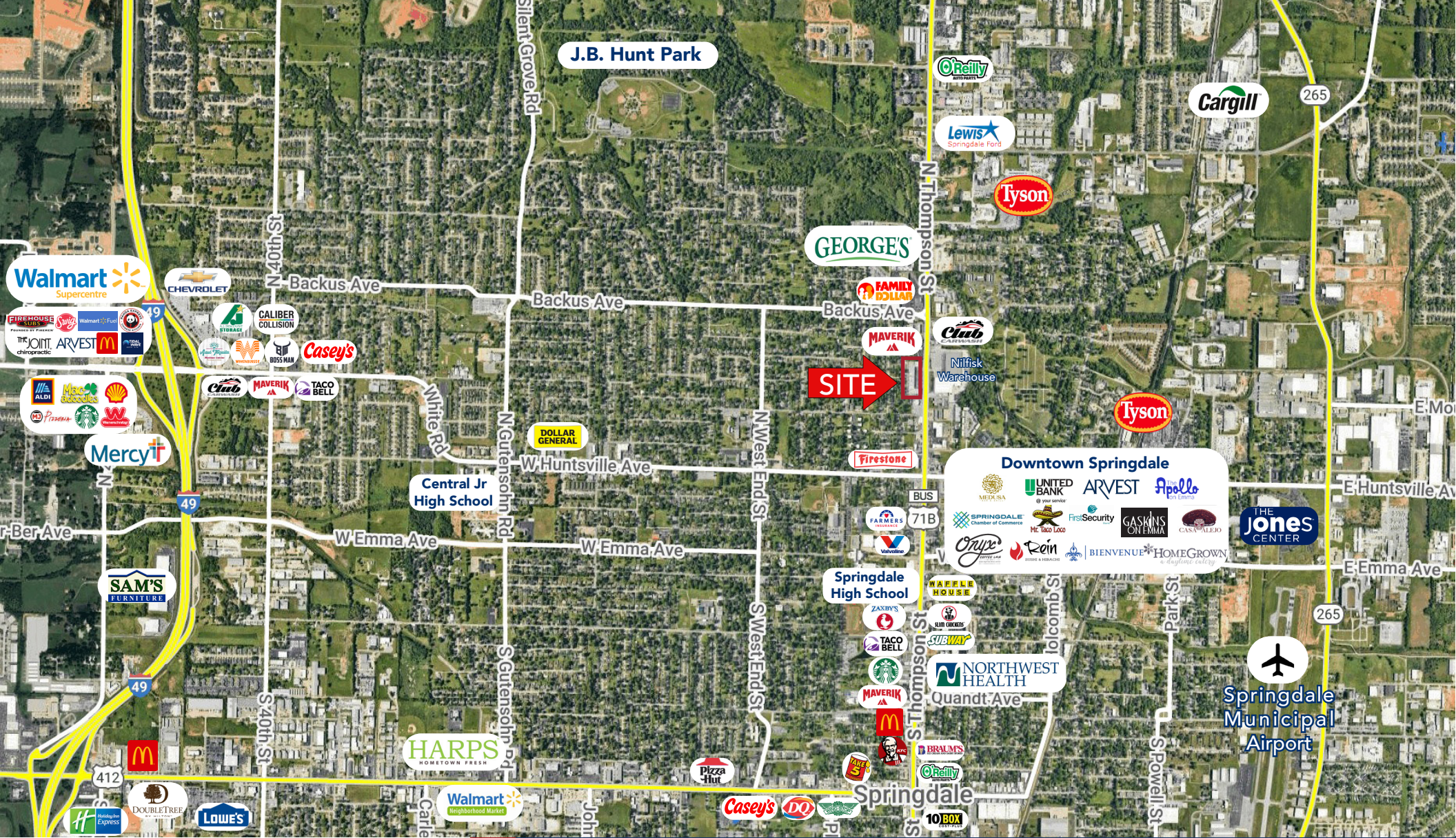
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ABOUT KELLEY COMMERCIAL PARTNERS

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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AGENT
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BROKERAGE

PROPERTY MANAGEMENT

DEVELOPMENT MANAGEMENT

CONSULTING

425 W. Capitol Avenue, Suite 300
Little Rock, AR 72201
501.375.3200

4100 Corporate Center Drive, Suite 101
Springdale, AR 72762
479.443.8002

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