



STATE
ARKANSAS STATE
UNIVERSITY

Kroger

TEXAS
POLICE

TACO BELL

Freddy's
STEAKBURGERS

CARAWAY RD

GATEWAY
TIRE & SERVICE CENTER

ALDI

BARNES
& NOBLE

REGIONS

ROSS

Michael's

Bargain Hunt
SHOE DEPT.
ENCORE

Super 8
BY WYNDHAM

LOWE'S

ASHLEY
KOHLS

UNITED STATES
POSTAL SERVICE

E RACE ST

+/- 1.15 AC IN THE CENTER OF TOWN

2423 RACE ST | JONESBORO, AR

TARGET

JCPenney

Dillard's

RED WOLF BLVD

Academy
SPORTS+OUTDOORS

Cheddar's

FIVE GUYS

McDonald's

TACOS 4 LIFE

WENDY'S

Starbucks

CADENCE
Bank

FNBC
COMMUNITY BANKERS

FOR SALE



est. 2010

Highlights

Located in the center of town

exposure to 11,000+ cars per day

Positioned between two of the busiest roads in Jonesboro (Caraway rd & Red wolf Blvd)

Sits near the signalized intersection of Fair Park Blvd and Race St

Located in Jonesboro's primary retail area

Property Overview

This well positioned +/- 1.15 AC tract of land is available FOR SALE & offers visibility, frontage, & exposure to more than 11,000+ cars per day along Race St. & is just one block from the signalized intersection of Race St. & Fair Park Blvd. Immediately adjacent to the site is the newly constructed FNBC Bank along with the United States Post Office & Cadence Bank to the north & the Hilton Garden Inn flanking the real estate to the south. The lot is centrally located between S. Caraway Rd. (23,000+ cars per day), Red Wolf Blvd. (29,000+ cars per day), and E. Highland Dr. (22,000+ cars per day) and is easily accessible from all thoroughfares.

+/- 1.15Ac | \$750,000





est. 2010

E RACE ST

FAIR PARK BLVD





Red Lobster

ZAXBY'S

CANDLEWOOD SUITES

Holiday Inn

Cracker Barrel

Hilton Garden Inn

Residence Inn

E RACE ST

CARAWAY RD

SONIC

Kum & Go

FNBC

CADENCE Bank

UNITED STATES POSTAL SERVICE

RED WOLF BLVD



Q DO BA

W

TACOS 4 LIFE

CHICKEN SALAD CHICK

KOHL'S

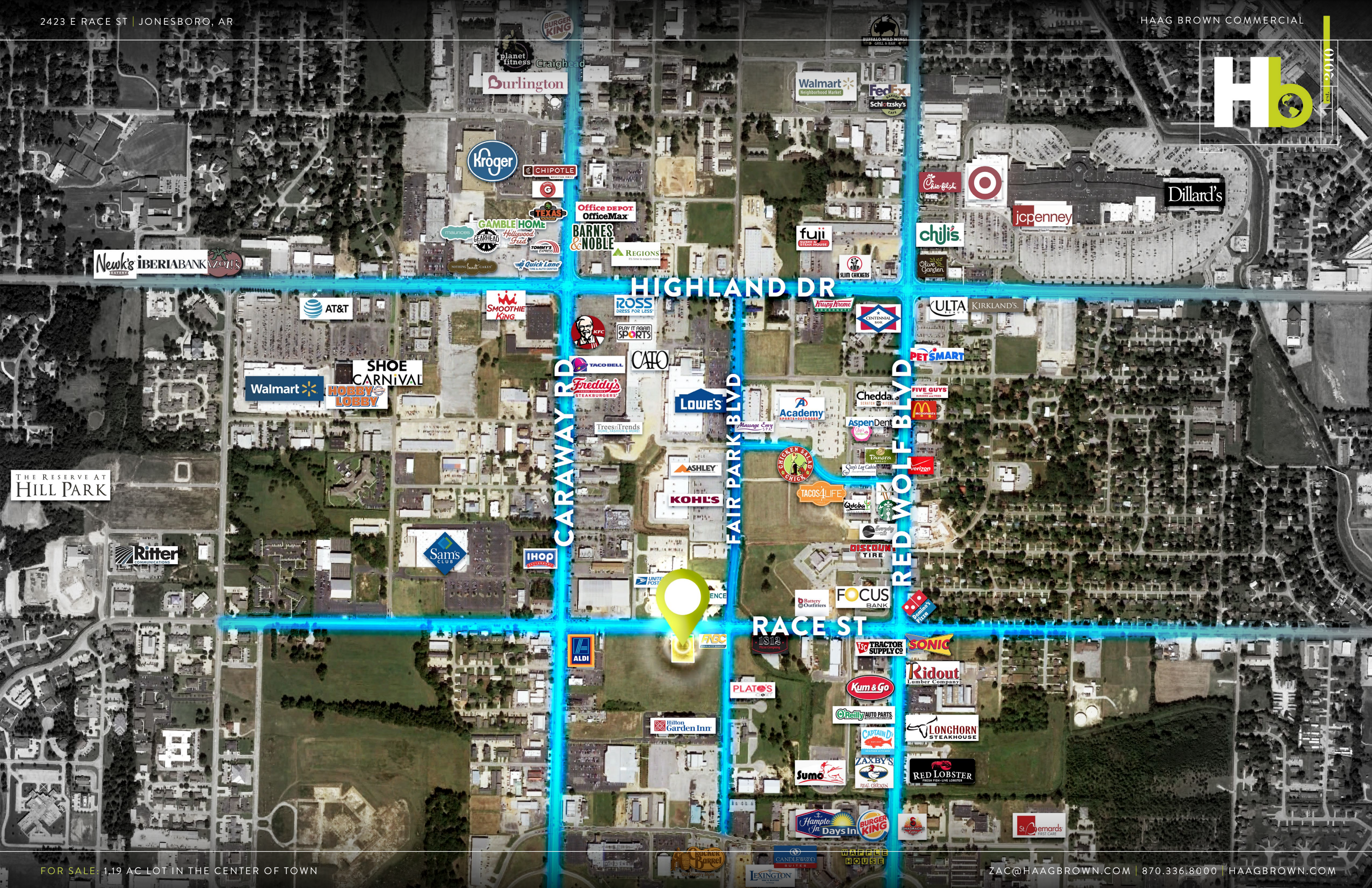
ASHLEY

FAIR PARK BLVD

Academy SPORTS+OUTDOORS

Orangetheory FITNESS

LOWE'S



Newk's IBERIABANK ZOLI'S

Burlington

Kroger

CHIPOTLE

GAMBLE HOME

Office DEPOT OfficeMax

BARNES & NOBLE

REGIONS

Walmart Neighborhood Market

FedEx

Schlitzsky's

chijis

jcpenney

Dillard's

HIGHLAND DR

AT&T

SMOOTHIE KING

ROSS DRESS FOR LESS

KFC

PLAY IT AGAIN SPORTS

TACO BELL

CATO

Freddy's STEAKBURGERS

LOWE'S

Academy SPORTS+OUTDOORS

Cheddar's

PET SMART

FIVE GUYS

Walmart

SHOE CARNIVAL

HOBBY LOBBY

TreesiTrends

ASHLEY

KOHL'S

ORIGEN SALAD CHICK

TACOS 4 LIFE

AspenDent

McDonald's

THE RESERVE AT HILL PARK

Ritter COMMUNICATIONS

Sams CLUB

IHOP

UNITE POST

ENCE

Message Envoy

Cheddar's

verizon

ALDI

FNCS

RACE ST

Battery Outfitters

FOCUS BANK

Domino's PIZZA

1512

TRACTOR SUPPLY CO

SONIC

PLATOS

Kum & Go

Ridout Lumber Company

Hilton Garden Inn

O'Reilly AUTO PARTS

CAPTAIN D'S

LONGHORN STEAKHOUSE

Sumo

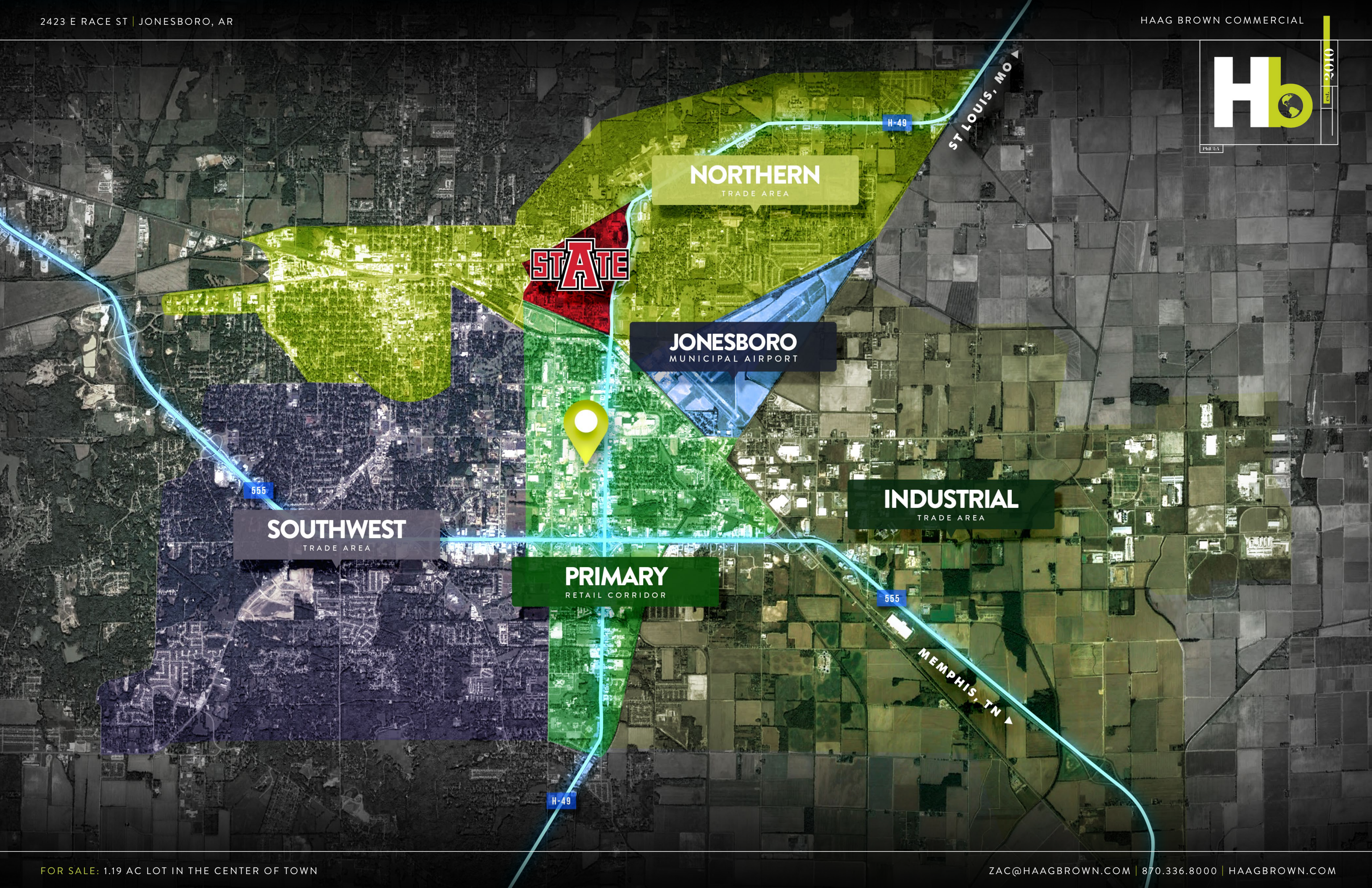
ZAXBY'S

RED LOBSTER

Hampto Days In

BURGER KING

St. emards FIRST CARE



NORTHERN
TRADE AREA

JONESBORO
MUNICIPAL AIRPORT

INDUSTRIAL
TRADE AREA

SOUTHWEST
TRADE AREA

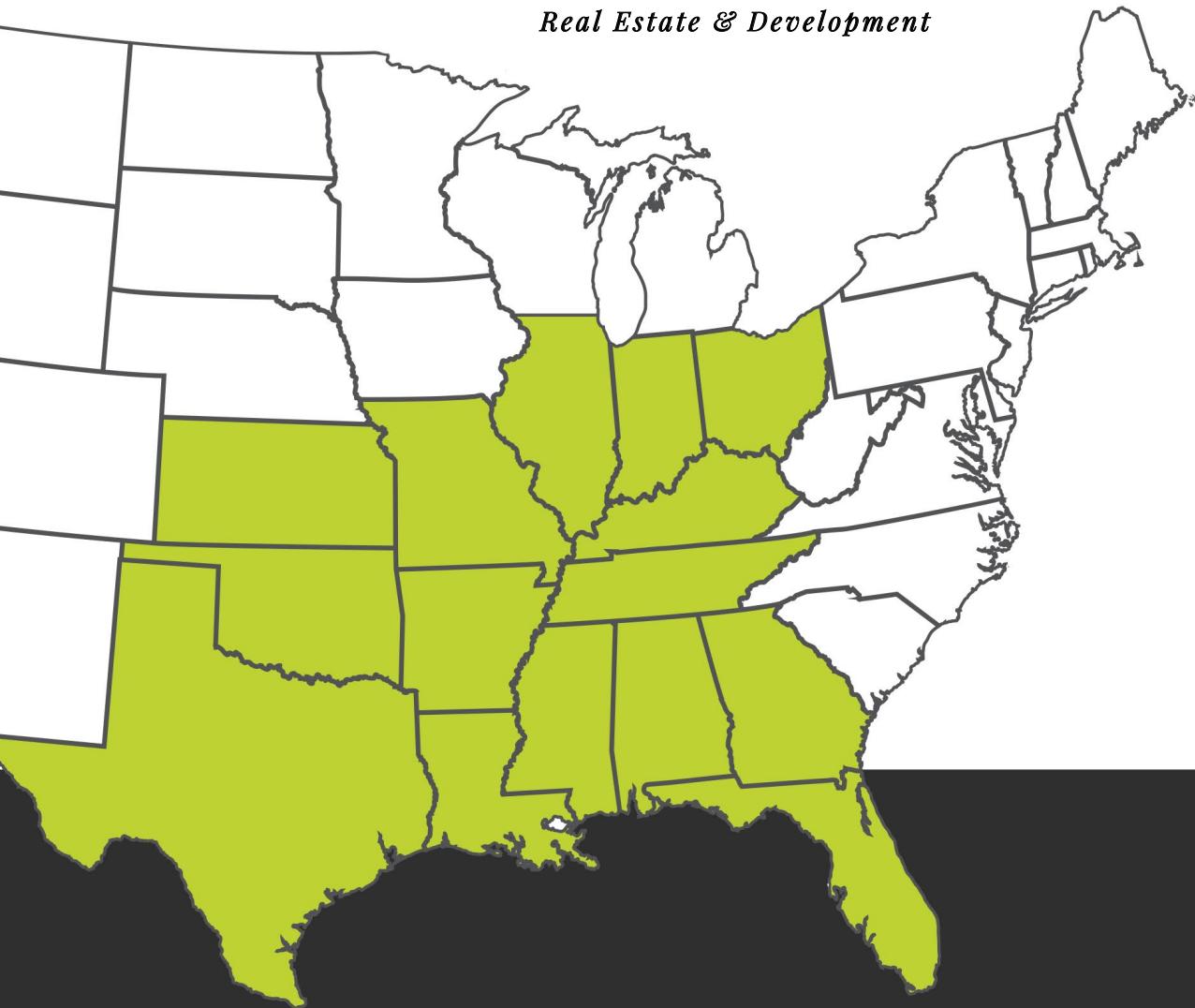
PRIMARY
RETAIL CORRIDOR

STATE

Haag Brown

COMMERCIAL

Real Estate & Development



“Our mission at Haag Brown Commercial is to be the best commercial real estate brokerage and development company while leading our clients to success. Our mission is to put our client’s needs ahead of our own while striving to excel in quality, innovation, and value of services we provide.”

Haag Brown Commercial is the region’s authority on listing & selling commercial real estate in Jonesboro and Northeast Arkansas. You should also be aware that Haag Brown remains one of the top options in the region for Retail Project Development, Tenant Representation, & Investment Advising. We have experience and the expertise needed to develop and/or advise on large retail development projects. We have the ability to facilitate the expansion of national tenants who want to grow their presence in Arkansas, Oklahoma, Missouri, Mississippi, Tennessee, Alabama & Texas. Information to make the most informed decision on location is of upmost value to our clients. We have the ability to perform tenant site selection and/or build-to-suit through a revolutionary, technologically advanced build-to-suit program, which has pleased our clients immensely. All we need to know is the markets you want to be in, and we can get you there. We have the character, experience & education needed to be the best commercial brokerage firm in our region for advising on commercial real estate investments.

2221 HILL PARK CV.
JONESBORO, AR

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HAAGBROWN.COM



ALABAMA :: ARKANSAS :: FLORIDA :: ILLINOIS :: INDIANA :: KENTUCKY :: KANSAS ::
LOUISIANA :: MISSISSIPPI :: MISSOURI :: OHIO :: OKLAHOMA :: TENNESSEE :: TEXAS



ZACQUALLS



Executive Broker



Coming from a background of multiple million dollar institutions, Zac Qualls maintains seven plus years of extensive financial expertise and is highly equipped to adapt and communicate with a variety of business leaders. His determination, hard work ethic and skill level is evident since he was a former banker and member of the Financial Industry Regulator Authority (FINRA), which covers a broad range of investments including stock, bonds, options, limited partnerships and investment company products. Having held the series 7 and 66 licenses, the most comprehensive of several security licenses

that permit an agent to communicate with retail investors, Zac demonstrates an extensive knowledge of broad range investment products. His role within the company is to advise clients through the process of disposition and acquisition of investment real estate as well as provide up-keep on multiple high-end commercial properties. Zac, a northeast Arkansas local, received his Bachelor's of Finance degree from Arkansas State University in 2007.

zac@haagbrown.com

870.336.8000  

REPRESENTED CLIENTS

CINTAS :
Jonesboro, AR

THE SENSORY SHOP :
Jonesboro, AR

PEOPLE SOURCE STAFFING PROFESSIONALS :
Jonesboro, AR

CONTINENTAL COMPUTERS :
Jonesboro, AR

STONEBRIDGE CONSTRUCTION, LLC :
Jonesboro, AR

ONSITE OHS, INC :
Jonesboro, AR

FAMILIES, INC :
Jonesboro, AR

FOCUS, INC :
Jonesboro, AR

KIDSPOT :
Jonesboro, AR

ARKANSAS MUSCLE :
Jonesboro, AR

ARKANSAS HOME HEALTH & HOSPICE :
Jonesboro, AR

REMAX :
Jonesboro, AR

JONESBORO TOTAL HEALTH :
Jonesboro, AR

LONG ELECTRIC :
Jonesboro, AR

SIGNIFICANT TRANSACTIONS

S. CARAWAY CENTER : Jonesboro, AR

ONSITE, OHS - JONESBORO VA CLINIC : Jonesboro, AR

6,300 +/- MEDICAL OFFICE BTS : THE RESERVE : Jonesboro, AR

5,000 +/- MEDICAL OFFICE BTS : THE RESERVE : Jonesboro, AR

PROPERTY MANAGER OF 60,000 SF RETAIL CENTER : Jonesboro, AR

PROPERTY MANAGER OF 50,000 SF OFFICE BUILDING : Jonesboro, AR

PROPERTY MANAGER OF 10,000 SF OFFICE BUILDING : Jonesboro, AR

ACHIEVEMENTS

Arkansas State University - Bachelors of Science in Finance - 2007

Acom Designee - Accredited Commercial Manager

CPM Designee - Certified Property Manager