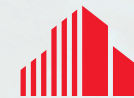


FOR SALE | CHENAL VALLEY

MIXED-USE OPPORTUNITIES

CHENAL VALLEY | LITTLE ROCK, AR



CUSHMAN & WAKEFIELD



TRACT 1

LOT 8

Tract/Lot	Acreage	Zoning	Price/SF
Tract 1 Lot 8	10.73 AC	C-3	\$12.50/SF
Tract 1 Lot 9	9.30 AC	C-3	\$11.00/SF



TRACT 2

LOT 1C

Tract/Lot	Acreage	Zoning	Price/SF
Tract 2 Lot 1C	1.76 AC	PCD	\$14.00/SF



TRACT 3

LOT 5

Tract/Lot	Acreage	Zoning	Price/SF
Tract 3 Lot 5	7.52 AC	C-1	\$12.00/SF



TRACT 14

Tract/Lot	Acreage	Zoning	Price/SF
Tract 14	13.87 AC	PRD	\$10.00/SF



TRACT 77

Tract/Lot	Acreage	Zoning	Price/SF
Tract 77	8.01 AC	PCD	\$14.00/SF



TRACT 300

Tract/Lot	Acreage	Zoning	Price/SF
Tract 300 Lot 1	4.21 AC	C-1	\$14.00/SF



CHENAL

COMMERCIAL PROPERTIES

DEMOGRAPHICS

1-mile radius



4,026
Population



42
Median Age



\$105,944
Median Household Income



242
Total Businesses

5-mile radius



77,814
Population



40
Median Age



\$78,462
Median Household Income



3,822
Total Businesses

Over 280 available acres in Chenal are designated for commercial uses. Commercial activity is anchored by the Promenade at Chenal, a 306,000 square foot open-air lifestyle shopping center which is home to upscale national, regional and local retailers, restaurants and entertainment venues. Nearby commercial uses include the St. Vincent medical complex, several medical offices, Bank OZK head office, multifamily and senior living properties, retail stores and hotels.

Commercial activity is supported by the growing vibrant Chenal Valley residential development and adjacent multifamily and hotels. Chenal truly provides an opportunity to Live, Work, Play and Grow. The variety of commercial sites that are available are zoned as retail, office and multifamily/retirement/institutional.

potlatchdeltic.com

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