

SHOPPING CENTER FOR SALE

2737 W Martin Luther King Jr Blvd | Fayetteville AR. 72701



MLK Jr Blvd - 42,700 VPD



**KELLEY COMMERCIAL
PARTNERS**

MATT HAIRSTON

AGENT
O 479.445.6346 | C 479.409.1366
mhairston@kelleycp.com

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AVAILABLE

±5,000 SF Shopping Center

PRICE

\$1,900,000

COMMENTS

- Strategically positioned beside the Walmart Supercenter (mere steps away)
- Boasting substantial frontage along the thriving MLK Jr. Blvd
- Conveniently situated at the gateway to Fayetteville
- Stands in close proximity to a plethora of dining and retail establishments
- Ideal prospect for retail ventures, offering unparalleled exposure and accessibility

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES	10 MILES
DAYTIME POPULATION	5,110	54,537	91,752	199,926
AVERAGE HH INCOME	\$41,311	\$63,213	\$79,278	\$92,802
TOTAL HH	2,589	22,623	38,477	78,320

TRAFFIC COUNTS

Martin Luther King Jr Blvd - 42,700 VPD
I49 - 62,000 VPD



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149 - 62,000 VPD



SITE

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SLIM CHICKENS TORCHYS TAKE 5 PIZZERIA
McDonald's WHATABurger KENYA EXPRESS ZAXBY'S EconoLodge DQ
Starbucks BRAUM'S Popeyes CANDLEWOOD SUITES TACO BELL Phillips 66 Arby's
Kentucky Fried Chicken BURGER KING Cane's WAFFLE HOUSE

SUBWAY SLIM CHICKENS
Chick-fil-A CROISSANT BUNS Starbucks

Map data ©2022 Google

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

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DEVELOPMENT MANAGEMENT

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