



**918 HIGHWAY 67 NORTH
WALNUT RIDGE, ARKANSAS**

SPACE FOR LEASE | ANCHORED BY TRACTOR SUPPLY & DOLLAR GENERAL



Newmark

Moses Tucker Partners

www.newmarkmtp.com



OFFERING SUMMARY

LEASE RATE:	\$3.95/SF
LEASE TYPE:	NNN
AVAILABLE SPACE:	29,430 SF (ABILITY TO DIVIDE) 19,370 SF (ABILITY TO DIVIDE)
TYPE:	INLINE & ANCHOR

HIGHLIGHTS

- Strategically located along Highway 67 B, one of the heaviest traveled thoroughfares in Walnut Ridge
- Anchored by Dollar General & Tractor Supply
- Multiple improvements have been made
- Multiple loading docks
- Excellent opportunity for a variety of users



 **Newmark**
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Newmark Moses Tucker Partners represents the owner of the property represented herein. Although all information furnished regarding property for sale, rental, or financing is from sources deemed reliable, such information has not been verified and no express representation is made nor is any to be implied as to the accuracy thereof and it is submitted subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice and to any special conditions imposed by our principal.



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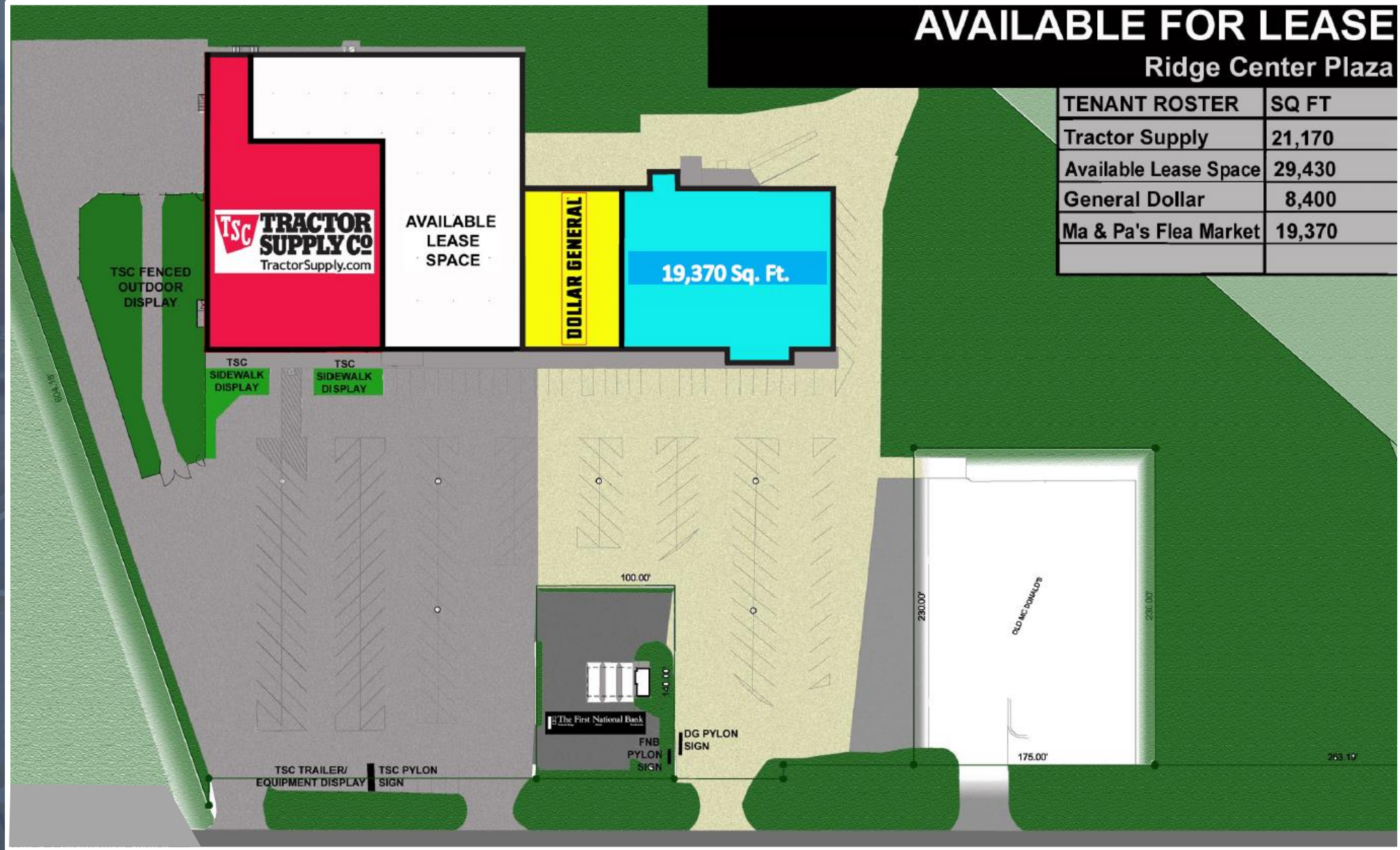
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AVAILABLE FOR LEASE

Ridge Center Plaza

TENANT ROSTER	SQ FT
Tractor Supply	21,170
Available Lease Space	29,430
General Dollar	8,400
Ma & Pa's Flea Market	19,370



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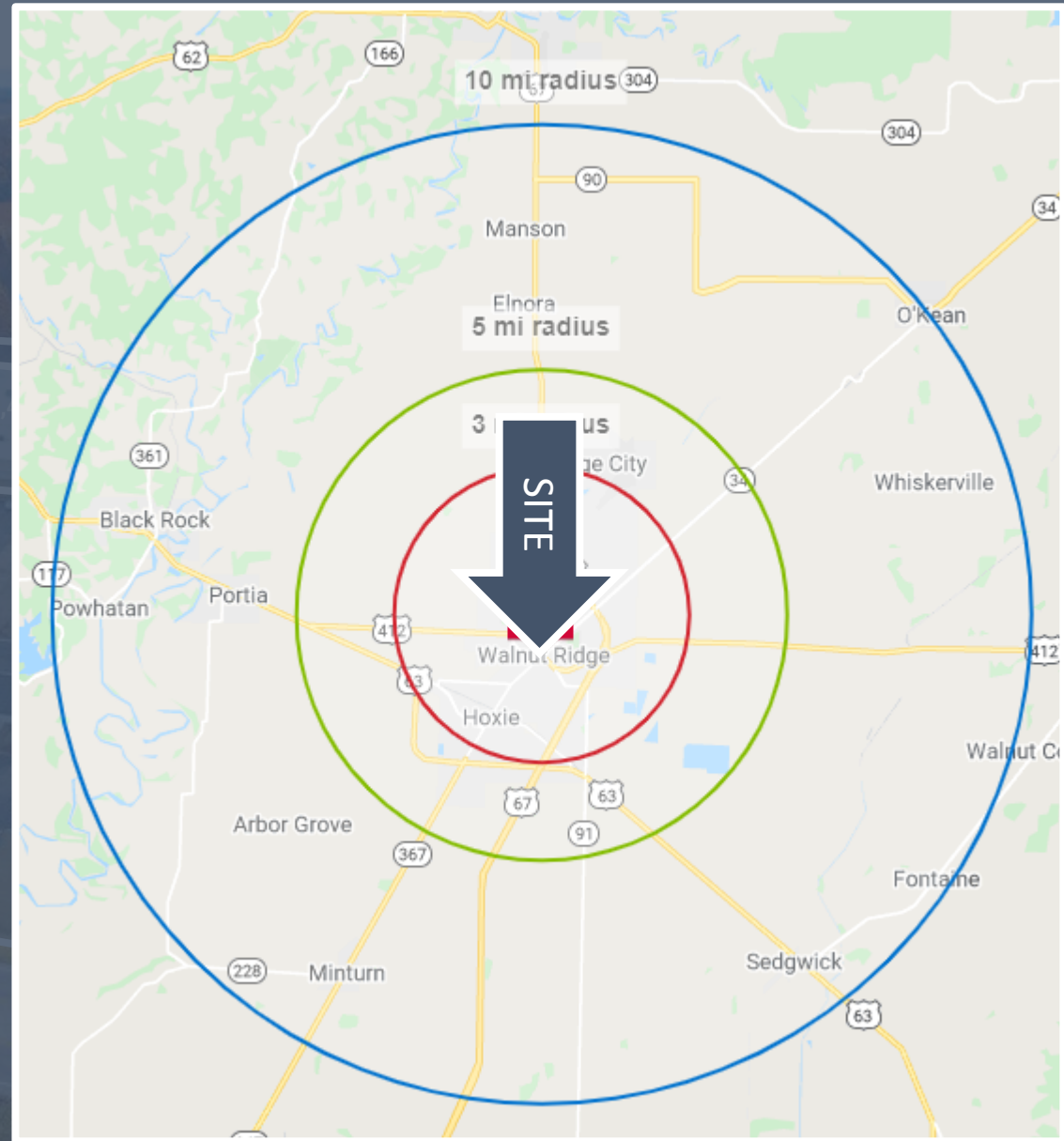
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DEMOGRAPHICS

POPULATION	3 MILE	5 MILES	10 MILES
ESTIMATED POPULATION	6,619	7,919	11,296
MEDIAN AGE	39.7	38.0	38.6
FEMALE MEDIAN AGE	43.3	41.2	40.9
MALE MEDIAN AGE	36.4	35.1	36.5

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
ESTIMATED HOUSEHOLDS	2,831	3,279	4,665
ESTIMATED AVERAGE HH INCOME	\$49,280	\$49,074	\$53,308

BUSINESS	1 MILE	3 MILES	5 MILES
ESTIMATED TOTAL BUSINESS	328	358	460
ESTIMATED TOTAL EMPLOYEES	3,183	3,566	4,093



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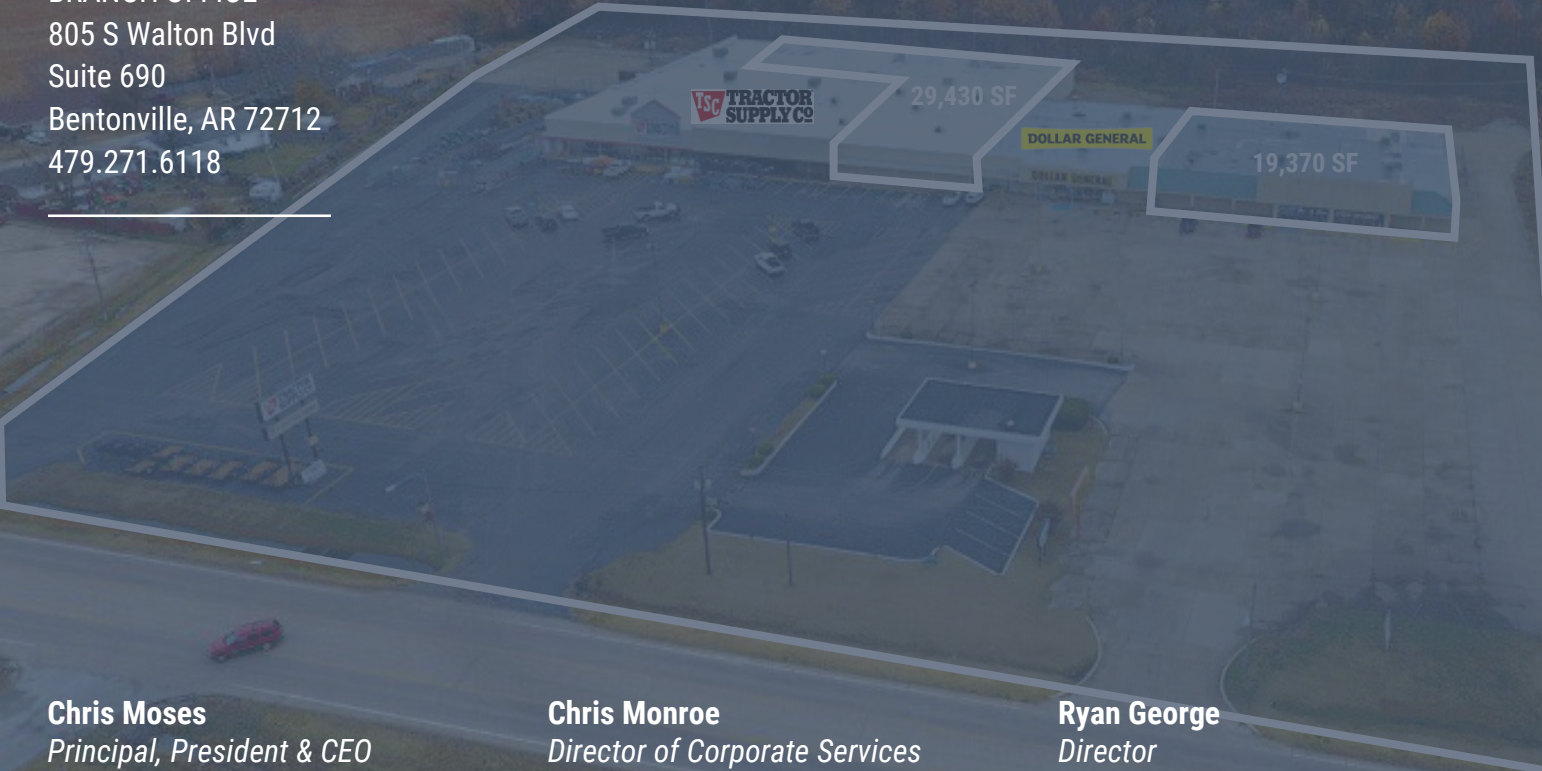
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