



FOR SALE

Asking Price:

Negotiable

**WALMART
OUTPARCELS**

Contact us:

Mason Wood

Brokerage | Arkansas
+1 479 409 0409
mason.wood@ar.colliers.com

Steven P. Lane

Managing Director | Arkansas
+1 479 366 6000
steve.lane@ar.colliers.com



3503 S 55th Street, Suite 200
Rogers, AR 72758
P: +1 479 636 9000
colliers.com/arkansas

SW Regional Airport Blvd & SW I Street Bentonville, Arkansas

Property Amenities

- Commercial lots fronting Walmart Neighborhood Market
- Lot 14: ± 2.5-5.76 acres available for sale
- Surrounded by established, growing neighborhoods
- Near traffic light and Bentonville Municipal Airport

A Walmart outparcel is available on SW Regional Airport Blvd and SW I Street, with a traffic count of ± 37,000 vehicles per day. The area is seeing strong residential and entertainment growth, with new developments nearby including Taco Bell, Slim Chickens, and Andy's Frozen Custard.

37,000	\$173,163	137,793
VEHICLES PER DAY	AVERAGE HOUSEHOLD INCOME - 1 MILE	POPULATION - 5 MILES

Lot #	Size (acres)
14	± 2.5-5.76

Lot #	Status
21	SOLD
22	PENDING
26	SOLD
27	SOLD

Copyright © 2026 Colliers International.

Information herein has been obtained from sources deemed reliable, however its accuracy cannot be guaranteed. The user is required to conduct their own due diligence and verification.

LOCATION



Demographics

Population 2026

Projected Population 2031

Average HH Income 2026

Projected Average HH Income 2031

Households 2026

1 Mile

3 Miles

5 Miles

7,332

59,984

137,793

8,517

67,652

153,275

\$173,163

\$149,794

\$151,930

\$191,082

\$165,302

\$167,556

2,814

23,875

52,627

Contact us:

Mason Wood

Brokerage | Arkansas
+1 479 409 0409
mason.wood@ar.colliers.com

Steven P. Lane

Managing Director | Arkansas
+1 479 366 6000
steve.lane@ar.colliers.com



Accelerating success.

3503 S 55th Street, Suite 200
Rogers, AR 72758
P: +1 479 636 9000
colliers.com/arkansas