

RETAIL SUITES FOR LEASE

Bellafont Retail Park | 1364 E Augustine Lane | Fayetteville, AR



HairCo

Suite 3B
1,200 SF



KEVIN KESTNER
AGENT
O 479.249.9948 | M 479.200.7738
kkestner@kelleycp.com

MATT HAIRSTON
AGENT
O 479.445.6346 | M 479.409.1366
mhairston@kelleycp.com

RETAIL SUITES FOR LEASE

Bellafont Retail Park | 1364 E Augustine Lane | Fayetteville, AR

AVAILABLE

Suite 3B: ±1,200 SF

PRICE

\$23 | NNN

TI is negotiable

COMMENTS

- Centrally located in Bellafont Office and Retail Park
- Easy access to major traffic thoroughfares
- Ample parking
- Convenient access to I-49, NWA Mall, and major retailers
- Co-tenants include Firehouse Subs, Mellow Mushroom, Black Sheep Salon, and Nail C.E.O

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES	10 MILES
DAYTIME POPULATION	6,002	47,779	139,540	251,985
AVERAGE HH INCOME	\$99,668	\$119,270	\$100,012	\$105,055
TOTAL HH	3,160	20,713	54,864	96,071

TRAFFIC COUNTS

E Joyce Boulevard - 25,455 VPD



**KELLEY COMMERCIAL
PARTNERS**

KEVIN KESTNER
AGENT
O 479.249.9948 | M 479.200.7738
kkestner@kelleycp.com

MATT HAIRSTON
AGENT
O 479.445.6346 | M 479.409.1366
mhairston@kelleycp.com

RETAIL SUITES FOR LEASE

Bellafont Retail Park | 1364 E Augustine Lane | Fayetteville, AR

Suite 3B



RETAIL SUITES FOR LEASE

Bellafont Retail Park | 1364 E Augustine Lane | Fayetteville, AR



Walmart
Supercenter

Northwest Arkansas Mall

Vantage Center
290 Unit Multi-Family
Development

SITE

CENTENNIAL
BANK

E Joyce Blvd - 25,455 VPD

N Vantage Dr - 4,200 VPD

 **KELLEY COMMERCIAL
PARTNERS**

KEVIN KESTNER
AGENT
O 479.249.9948 | M 479.200.7738
kkestner@kelleycp.com

MATT HAIRSTON
AGENT
O 479.445.6346 | M 479.409.1366
mhairston@kelleycp.com

RETAIL SUITES FOR LEASE

Bellafont Retail Park | 1364 E Augustine Lane | Fayetteville, AR



KEVIN KESTNER
AGENT
O 479.249.9948 | M 479.200.7738
kkestner@kelleycp.com

MATT HAIRSTON
AGENT
O 479.445.6346 | M 479.409.1366
mhairston@kelleycp.com

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.



KEVIN KESTNER

AGENT

O 497.249.9948 | M 479.200.7738

kkestner@kelleycp.com



MATT HAIRSTON

AGENT

O 479.445.6346 | M 479.409.1366

mhairston@kelleycp.com

BROKERAGE

PROPERTY MANAGEMENT

DEVELOPMENT MANAGEMENT

CONSULTING

425 W. Capitol Avenue, Suite 300
Little Rock, AR 72201
501.375.3200

4100 Corporate Center Drive, Suite 101
Springdale, AR 72762
479.443.8002

Kelley Commercial Partners is the agent for the owner of the property described herein. All information contained herein is secured from sources we believe to be reliable. However, no information is guaranteed in any way. Any reproduction of this material, in whole or in part is prohibited without prior written consent of Kelley Commercial Partners.



kelleycp.com | [in](#) [f](#) [@](#)

CHAINLINKS
RETAIL ADVISORS