



LUXURY OFFICE SUITES

Pinnacle Hills District

FOR MORE INFORMATION:



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5581 S. BELLVIEW ROAD | ROGERS, AR
NUMBER OF UNITS FOR LEASE: 3 | ESTIMATED COMPLETION: FALL 2026

Positioned for Business. Designed for *Distinction*.
LUXURY OFFICE SUITES AVAILABLE FOR LEASE



PROPERTY FEATURES

Luxury office suites in a highly visible Bellview Road location, offering modern design, flexible layouts and convenient access to the Pinnacle Hills corridor.

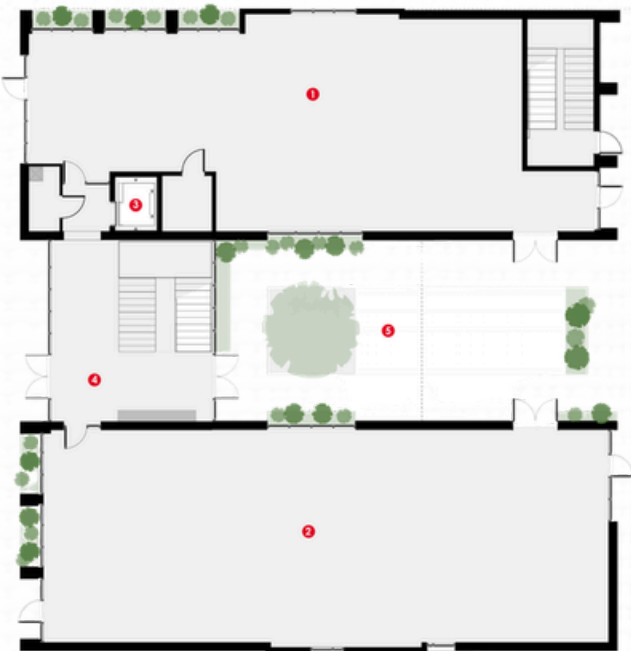
- Suites from 1,910 to 2,440 SF
- Modern, high-end finishes
- Flexible office layouts
- Excellent visibility
- Convenient to I-49
- On-site parking

AVAILABLE FOR LEASE

SUITE 01	2,000 SF
SUITE 02	2,440 SF
SUITE 03	1,910 SF

COMING SOON

Collier & Associates
Suite 04 | 3,890 SF



FLOOR ONE

1. Tenant Space One
2. Tenant Space Two
3. Elevator
4. Common Lobby
5. Community Courtyard



FLOOR TWO

1. Tenant Space Three
2. Elevator
3. Common Lobby
4. Conference Room
5. Community Courtyard (below)
6. Personal Office
7. Podcast/Marketing
8. Print Shop
9. Call Booth
10. Restrooms
11. Collier & Associates

5581 S. Bellview Road, Rogers, AR



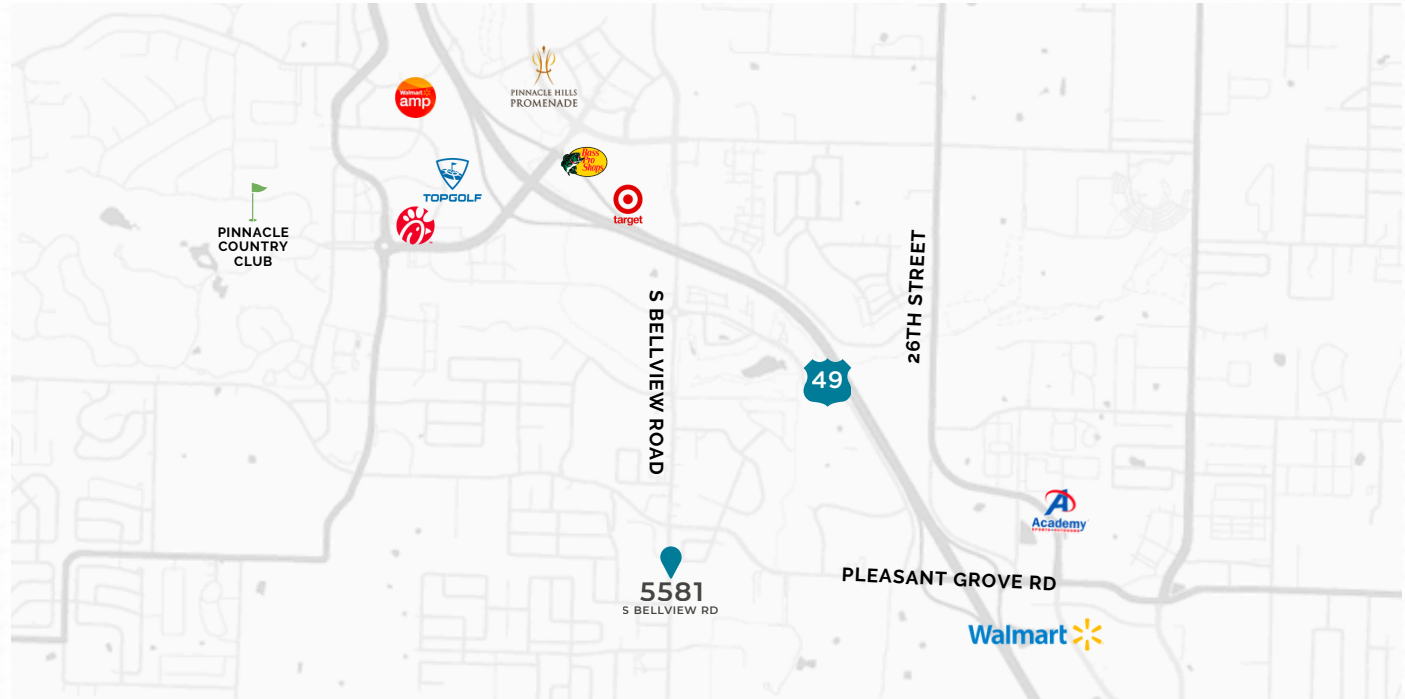
<https://saraposeyrealstate.com/>



479-264-2471



At the Center of What's *Next*.
SURROUNDED BY THE AREA'S MOST DESIRABLE AMENITIES



AREA SNAPSHOT

MEDIAN HH INCOME (1-MILE RADIUS)	\$134K
MEDIAM HOME VALUE (1-MILE RADIUS)	\$450K
POPULATION (5-MILE RADIUS)	110+K
PROJECTED POPULATION GROWTH (5-MILE RADIUS, 2025-2030)	10.6%

SURROUNDED BY THE BEST

Located in the heart of the *rapidly growing Pinnacle Hills area*, 5581 S. Bellview Road is surrounded by some of Northwest Arkansas' *premier shopping, dining, entertainment and hospitality destinations*.

With Pinnacle Hills Promenade, Walmart AMP, Topgolf, upscale hotels and established residential communities nearby, the property offers an *exceptional combination of visibility, convenience and an affluent customer base*.

