

LAND FOR LEASE



1.35 ACRES

\$120,000 ANNUAL
RENT

10 YR
MINIMUM
LEASE TERM





DEMOGRAPHICS

| | ONE MILE | THREE MILE | FIVE MILE | TEN MILE |
|---------------------------|----------|------------|-----------|-----------|
| POPULATION 2015 | 3,773 | 41,637 | 87,009 | 139,819 |
| 2020 PROJECTED POPULATION | 3,858 | 42,804 | 89,550 | 142,226 |
| AVERAGE HOUSEHOLD INCOME | \$59,740 | \$60,765 | \$ 59,801 | \$ 57,824 |
| MEDIAN HOUSEHOLD INCOME | \$52,829 | \$41,734 | \$41,805 | \$42,188 |

AREA RETAILERS:



NEARBY EMPLOYERS



1.35 acres located on the corner of Old Greenwood Rd and Phoenix Ave in Fort Smith. This property is adjacent to the Fort Smith Pavilion, the premier retail shopping development in Fort Smith, Arkansas.