



LAND FOR SALE | DEVELOPMENT OPPORTUNITY
ROBERTS BLVD & VETERANS AVE | FORT SMITH, AR



Newmark

Moses Tucker Partners

479.271.6118 | newmarkmtp.com

OFFERING SUMMARY

PURCHASE PRICE:	\$5.00/SF
LAND SIZE:	± 14.0 Acres Can be subdivided
UTILITIES:	Access to utilities to be provided
ZONING:	PZD

HIGHLIGHTS

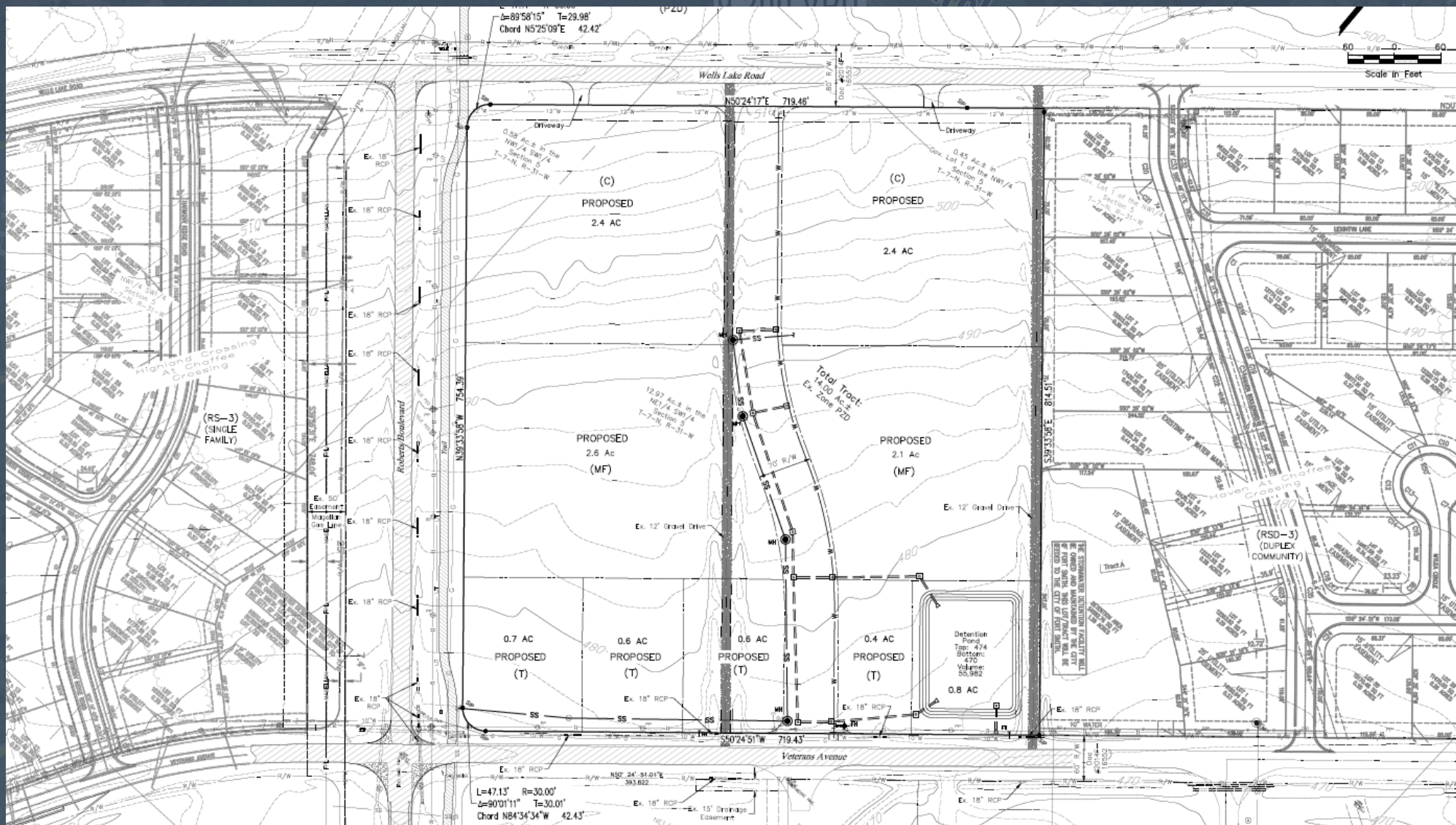
- Immediately adjacent to the rapidly growing Arkansas Colleges of Health Education
- High demand for new housing and retail amenities
- Infrastructure improvements and major expansion planned for Hwy 255 to be completed late 2022
- Easy access to I-49, Hwy 255 and Hwy 22
- Ideal for single family home development with other neighborhood uses
- Planned infrastructure improvements and favorable terrain



Eric Nelson
Associate Director
501.951.1802
enelson@newmarkmtp.com



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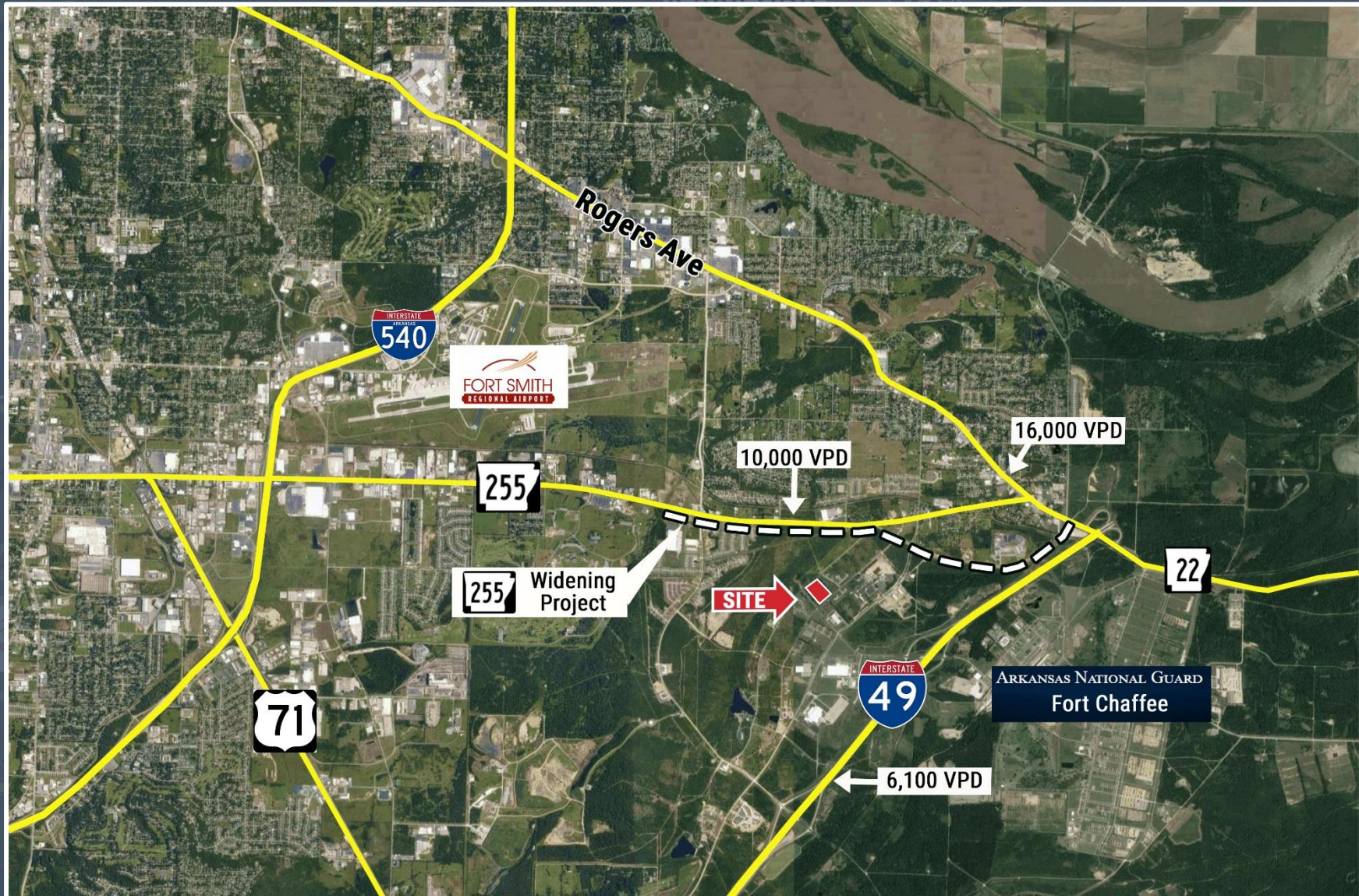
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The Village at Heritage

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Little Rock
HEADQUARTERS
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Suite 501
Little Rock, AR 72201
501.376.6555

Bentonville
BRANCH OFFICE
805 S Walton Blvd
Suite 690
Bentonville, AR 72712
479.271.6118

9,200 VPD

Church St

Wells Lake Rd

Veterans Ave

Frontier Rd/Hwy 255

Under
Development

ARKANSAS COLLEGES OF
HEALTH EDUCATION

The Residents



PRESENTED BY:

Eric Nelson
Associate Director
501.951.1802
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Chad Colley Blvd

The Village at Heritage

Under
Development