

# PLEASANT CROSSING COMMONS

▶ PLEASANT CROSSING RD & I-49 | ROGERS ARKANSAS



## + HIGHLIGHTS

- ▶ NWA is home to the world headquarters of Wal-Mart, Tyson Foods, J.B Hunt Transport, Sam's Club, Daisy BB Guns, and many other multi-national corporation's regional Retailers.
- ▶ One of the fastest growing MSA's in the nation.
- ▶ High volume Walmart Supercenter

## + COME JOIN

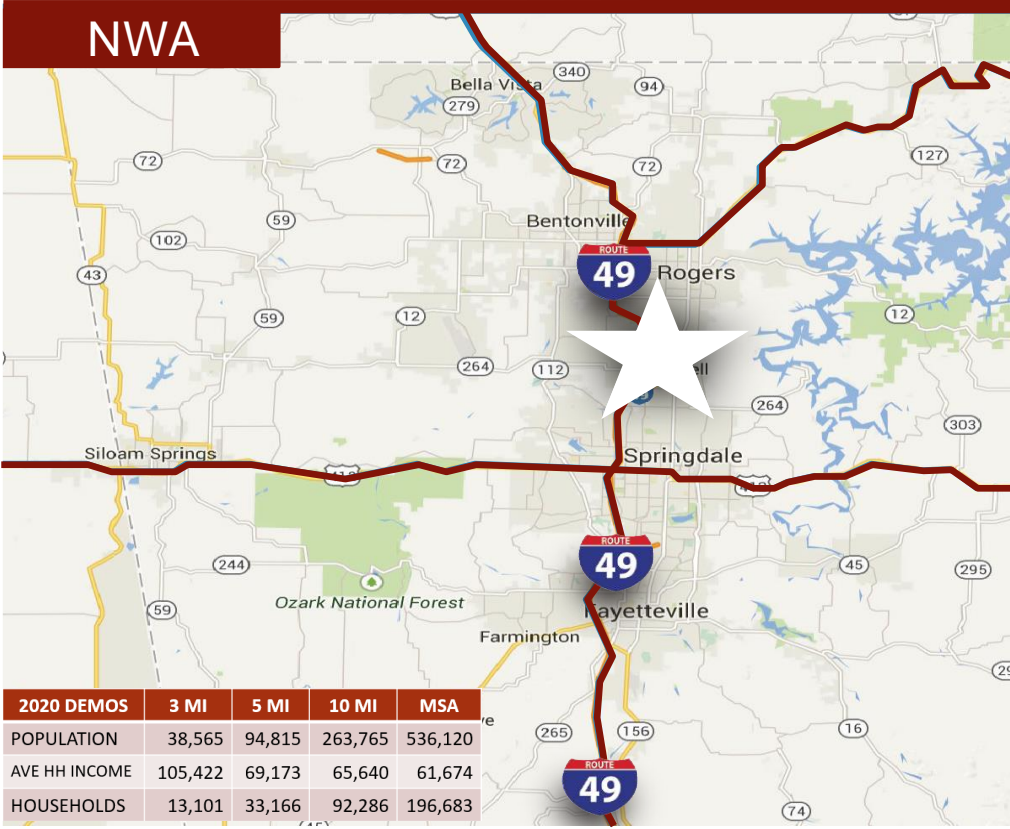


2020 DEMOS	3 MI	5 MI	10 MI	MSA
POPULATION	38,565	94,815	263,765	536,120
AVE HH INCOME	105,422	69,173	65,640	61,674
HOUSEHOLDS	13,101	33,166	92,286	196,683



# LOCAL MAP

▶ PLEASANT CROSSING RD & I-49 | ROGERS ARKANSAS



+ JOIN ONE OF THE FASTEST GROWING AREAS IN ARKANSAS

- 1 SCOTTSDALE CENTER
- 2 PINNACLE HILLS PROMENADE
- 3 PLEASANT CROSSING COMMONS



Neighbor's Mill  
BAKERY & CAFE  
BREAK BREAD WITH NEIGHBORS!



PLEASANT GROVE ROAD



Pylon A



02-16160-002  
S. DIXIELAND ROAD  
GOODWILL INDUSTRIES OF  
ARKANSAS  
ZONE C2-CU



Phase I

Trash

The Shops

1-8 Acres  
Divisible  
Build to Suit

02-16155-001  
4323 S. PLEASANT CROSSING BLVD  
CONINGTON REALTY LP  
ZONE C-2



Pad

Out Parcel 2  
Shops

Pylon B

Pad  
1.44

Pad

Pad



02-16153-000  
PLEASANT CROSSING  
PROPERTY OWNERS  
ASSOCIATION INC  
ZONE C-2

02-16152-000  
PLEASANT CROSSING  
PROPERTY OWNERS HCB LLLP  
ZONE C-2

02-16152-001  
S DIXIELAND ROAD  
PROPERTY OWNERS PIW LLC  
ZONE C-2

**Burlington**

**ASHLEY**  
FURNITURE INDUSTRIES, INC.

**DOLLAR TREE**

**goldfish  
swimschool**

80'

02-16160-002  
S. DIXIELAND ROAD  
GOODWILL INDUSTRIES OF  
ARKANSAS  
ZONE C2-CU

DIXIELAND ROAD

02-16155-001  
4323 S. PLEASANT CROSSING BLVD  
COVINGTON REALTY LP  
ZONE C-2

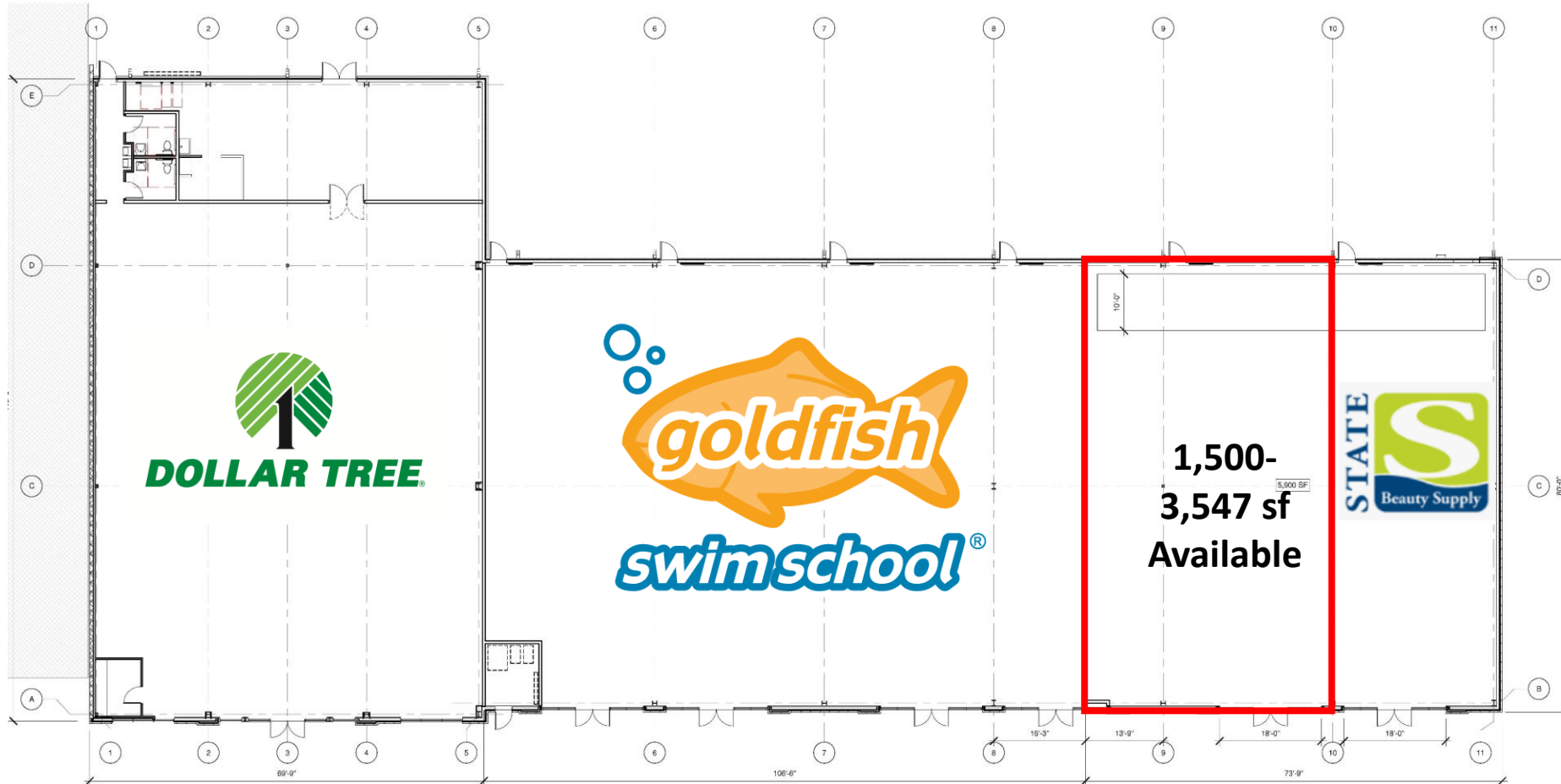
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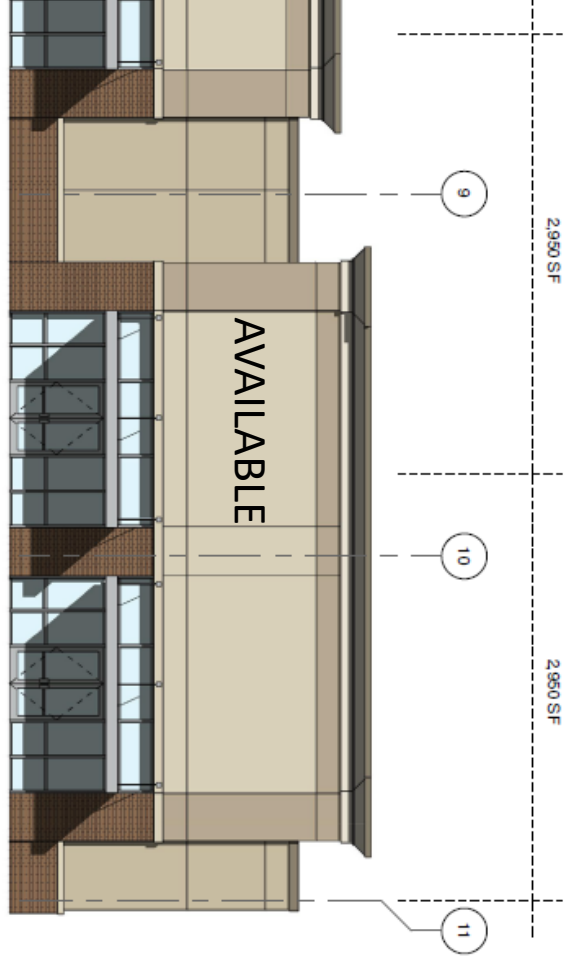
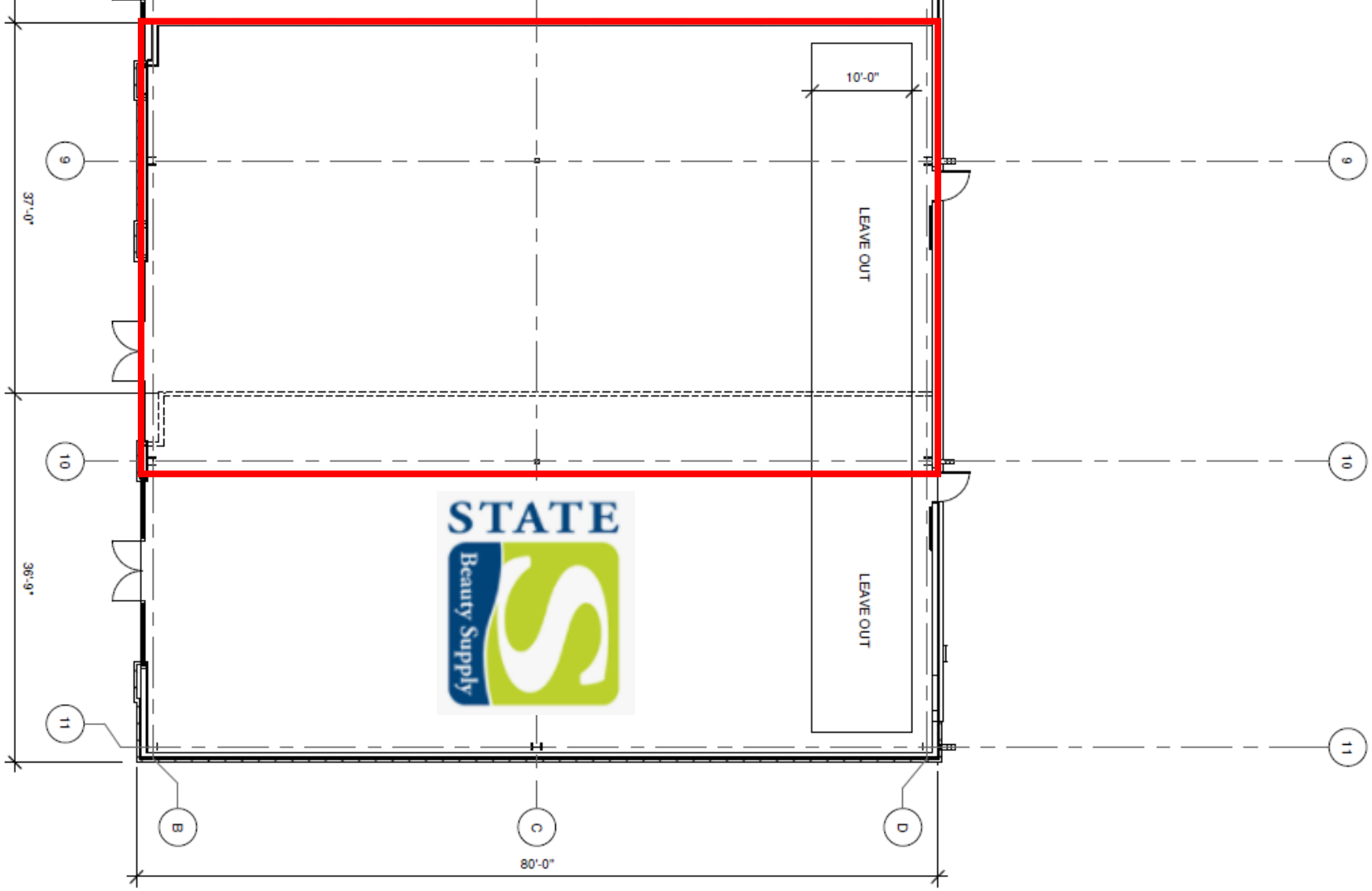
# The Shops at Pleasant Crossing



2 FRONT ELEVATION LOD  
1" = 10'-0"



4 LOD PLAN





Dixieland Road

1-6 acres  
Divisible



.88 acres  
\$495,000

1 acre  
\$325,000

.92 acres  
\$395,000



1.43 acres  
\$750,000

South Pleasant Crossing Blvd.

# Concept



Dixieland Road



South Pleasant Crossing Blvd.