

FOR SALE



\$1,412,000

**1.746 +/-
ACRES**

**South Lake Drive
Bella Vista**

- 1.746 +/- ACRES
- Zoned Commercial
- All utilities available
- 205.32' +/- frontage
- 2006 traffic ct: 22,900 (at Exit 93/I540 & 71B)
- Only 7/10 mile from I-540
- Ready to develop
- Surrounded by growth
- Priced at \$18.50psf (approx)

DIRECTIONS: From I-540, Exit 93, north on 71B – 7/10 mile, turn east onto Wishing Springs, then north onto South Lake Drive, property on west side of road adjacent to Walgreen's Drugstore.

**RAPIDLY GROWING
AREA !!**



Bill McClard, CCIM, SIOR
Lindsey & Associates, Inc.
Commercial/Industrial Division
3801 W. Walnut
Rogers, Arkansas 72756
(479) 246-1670 or 800-658-4012 Ext. 5670
Website: www.BillMcClard.com
Email: bmccclard@lindsey.com



CCIM

SIOR

MLS# 544624

