

17707 CHENAL PARKWAY, LITTLE ROCK, AR
2ND Gen. Restaurant Space

AVAILABLE



OFFERING SUMMARY

LIST PRICE:	Negotiable
LEASE RATE:	Negotiable
SQUARE FEET:	8,290 SF
ACREAGE:	1.78 Acres
YEAR BUILT:	2015

OVERVIEW

17707 Chenal Parkway is strategically located at the primary ingress/egress point to The Promenade at Chenal. The 8,290 SF, 2nd generation restaurant features a full kitchen, bar, and ample seating. The property is visible along Chenal Parkway, which experiences over 31,000 VPD. The Promenade at Chenal is widely known throughout Arkansas as being the finest retail center in the State. Co-tenants include: Apple, LuluLemon, HomeGoods, DSW, AMC, Anthropology and more.



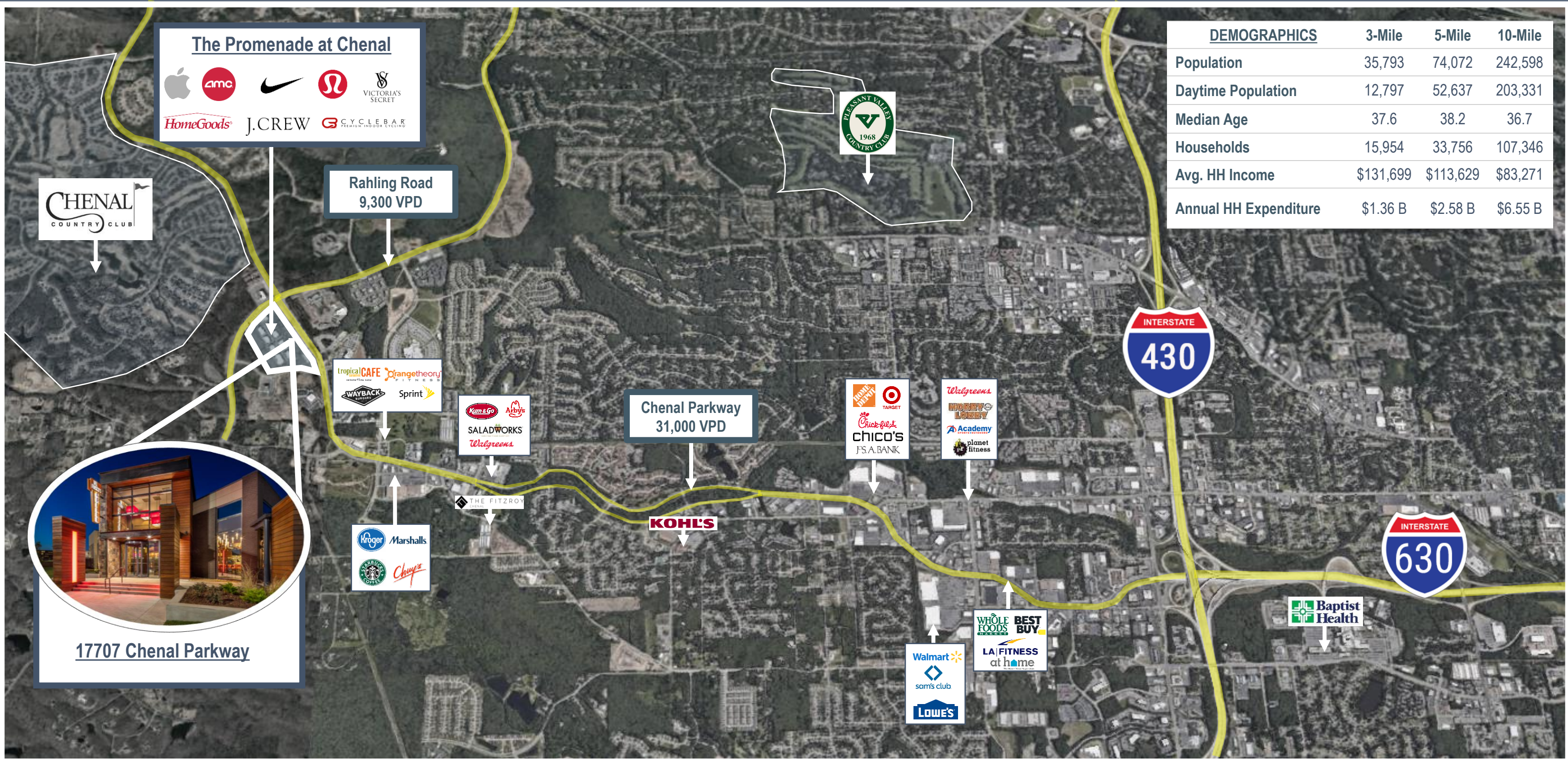
THE PROMENADE AT CHENAL ³

OVERVIEW

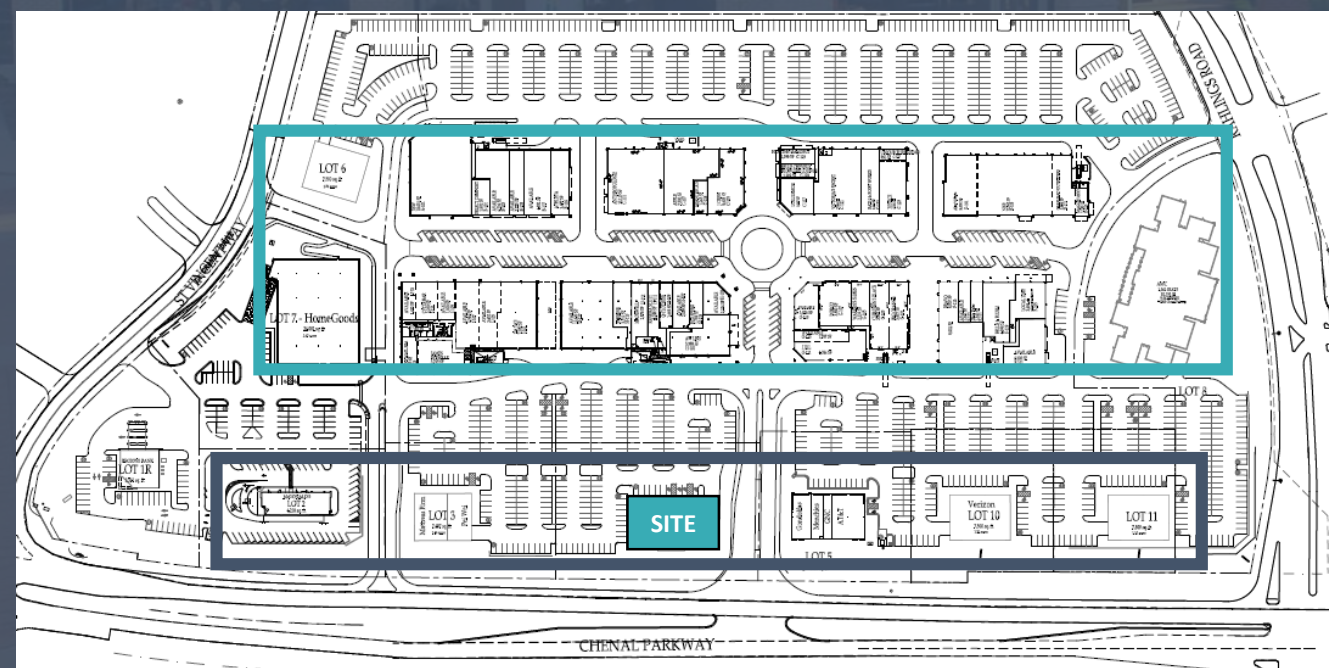
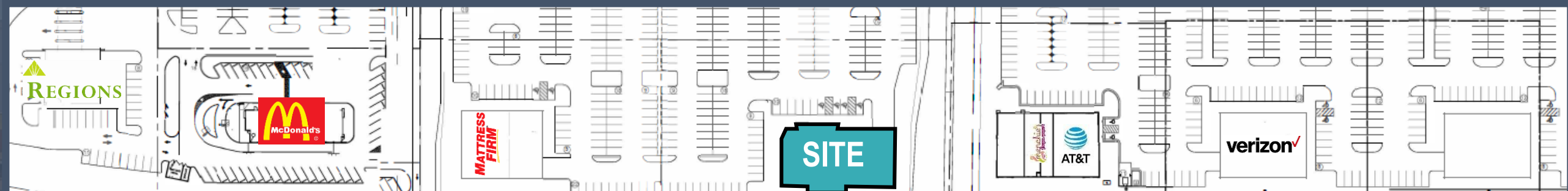
The Promenade at Chenal is a French Gothic style, open-air retail center strategically located in the heart of Chenal Valley. The 268,942 SF center features an attractive open-air layout, ideal vehicular and pedestrian circulation, beautiful landscaping, ideal tenant mix, and much more. The one of a kind center features national retailers such as: Apple, Nike, Lululemon, HomeGoods, DSW, and AMC Theaters. Combined with local and regional favorites Big Orange, Local Lime, and YaYa's; the center is unparalleled to any property in Central Arkansas.

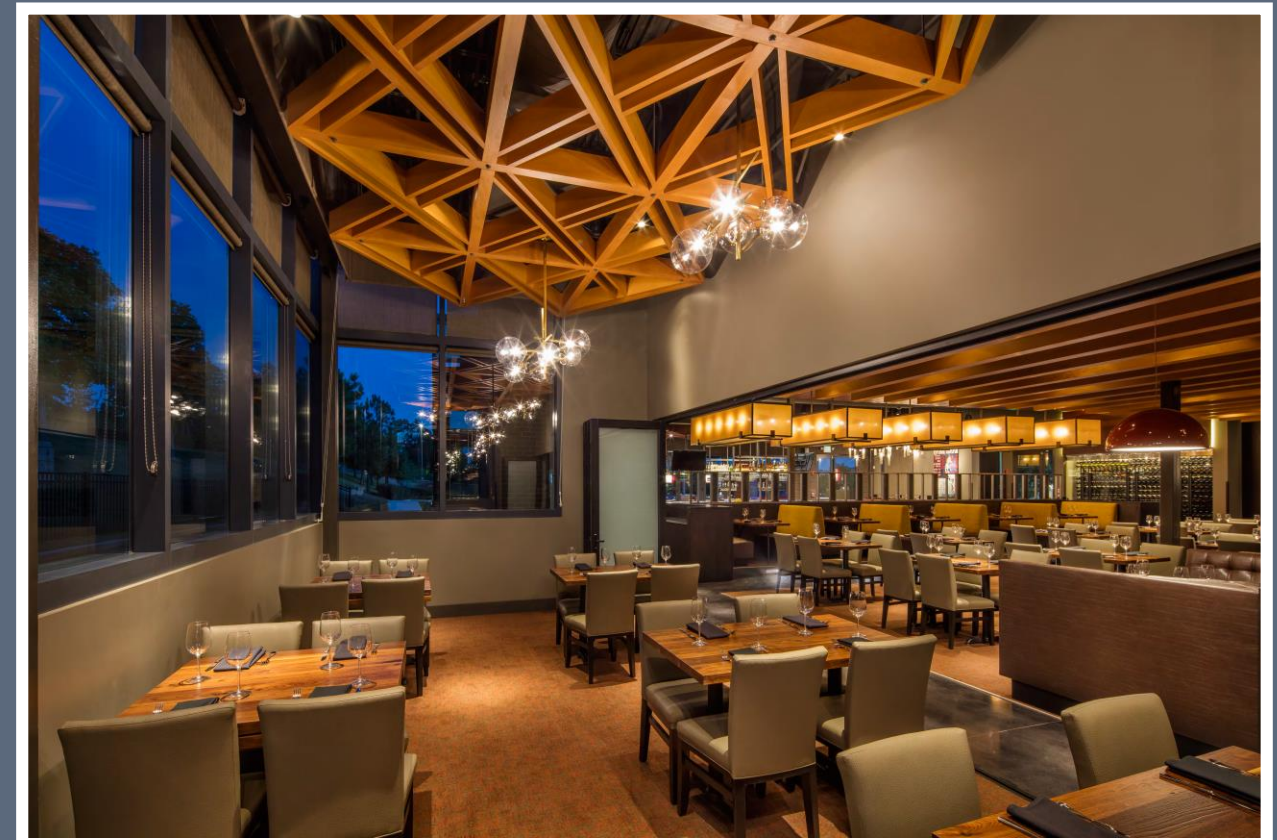


Newmark
Moses Tucker Partners



DEMOGRAPHICS	3-Mile	5-Mile	10-Mile
Population	35,793	74,072	242,598
Daytime Population	12,797	52,637	203,331
Median Age	37.6	38.2	36.7
Households	15,954	33,756	107,346
Avg. HH Income	\$131,699	\$113,629	\$83,271
Annual HH Expenditure	\$1.36 B	\$2.58 B	\$6.55 B





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