



1110 SE EVERGREEN ST BENTONVILLE, AR

OFFERING SUMMARY

Lease Rate:	\$18.50 SF/yr (NNN)
Available SF:	12,322 SF
Year Built:	2004
Zoning:	C-2

PROPERTY HIGHLIGHTS

- Located across the street from the new Walmart Global Headquarters
- Office space with mobile interior walls
- Nicely finished out, ready to be occupied
- Near many new developments, offices, Downtown Bentonville, and more

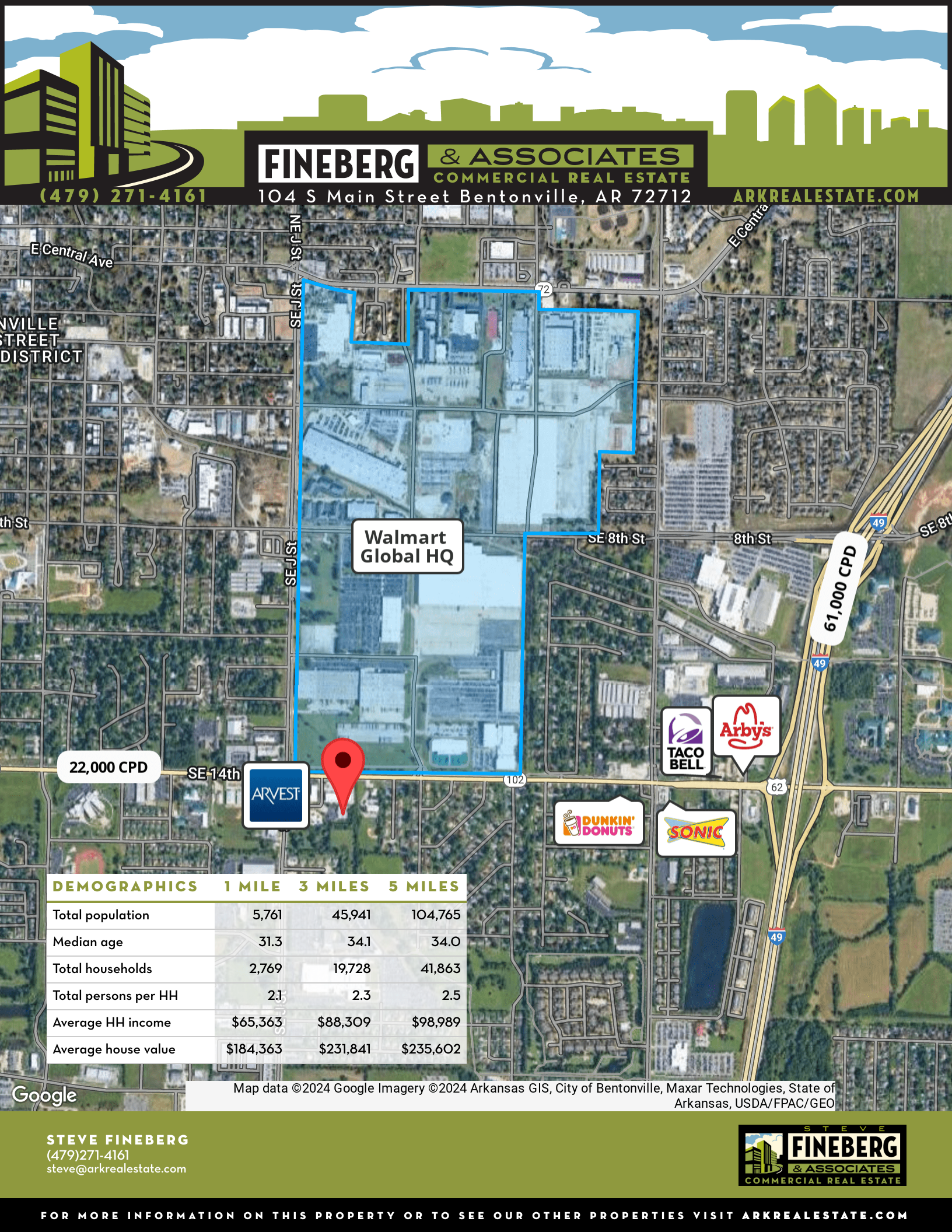
PROPERTY OVERVIEW

This building, currently built out for daycare, is located in one of the fastest-growing areas in the country. Across the street from the new Walmart Home Office- the future home to approximately 15,000 employees. Nicely finished out, this building is move-in ready.



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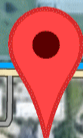
104 S Main Street Bentonville, AR 72712

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Walmart
Global HQ

22,000 CPD

SE 14th



102

SE 8th St

8th St

61,000 CPD

49

49

62

49



DEMOGRAPHICS 1 MILE 3 MILES 5 MILES

Total population	5,761	45,941	104,765
Median age	31.3	34.1	34.0
Total households	2,769	19,728	41,863
Total persons per HH	2.1	2.3	2.5
Average HH income	\$65,363	\$88,309	\$98,989
Average house value	\$184,363	\$231,841	\$235,602

Google

Map data ©2024 Google Imagery ©2024 Arkansas GIS, City of Bentonville, Maxar Technologies, State of Arkansas, USDA/FPAC/GEO

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BENTONVILLE SQUARE

1110 SE EVERGREEN ST
BENTONVILLE, AR



BENTONVILLE SQUARE

WALTON FAMILY WHOLE
HEALTH & FITNESS

1110 SE EVERGREEN ST
BENTONVILLE, AR

WALMART
GLOBAL
CAMPUS

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