

# COMMERCIAL SITE FOR SALE

RED HILL ROAD

ARKADELPHIA, AR, 71923

CLARK COUNTY

- 34.11536, -93.09312



**LOT SIZE:**  
1 ACRE



**LISTING PRICE:**  
\$348,480

**Highly visible Exit 73 on Interstate 30,  
in Arkadelphia, Arkansas!**



Begin your next commercial development or business adventure right off highly visible Exit 73 on Interstate 30, in Arkadelphia, Arkansas!

Home to 2 colleges- Henderson State and Ouachita Baptist Universities!

Minutes from Downtown, DeGray Lake, Caddo and Ouachita Rivers, and Hot Springs National Park.

Conveniently located near Dexter B. Florence Memorial Airport and Clark County Industrial Park via the opening of the Bypass connecting Hwy 67 to Red Hill Road.

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## TRANSPORTATION/INFRASTRUCTURE

### Airports:

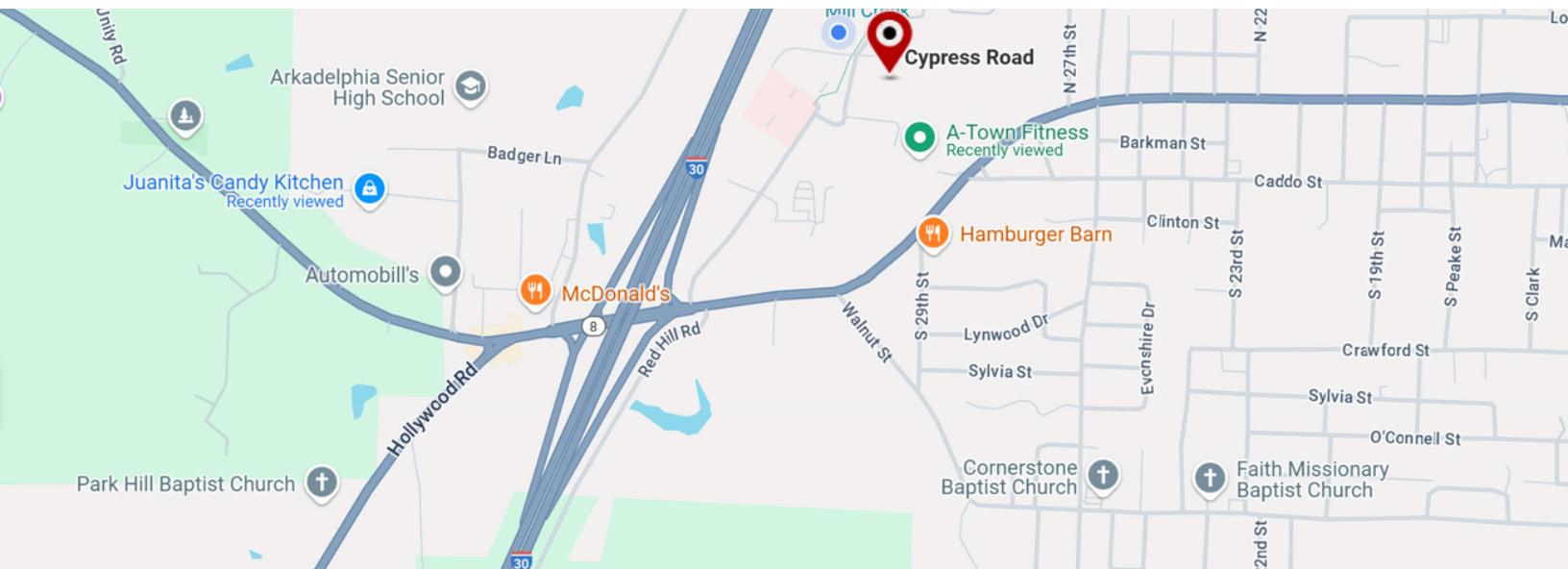
Dexter B Florence Memorial Field (1.9 miles)  
Gurdon Lowe Field (13.9 miles)  
Clinton National Airport (68.7 miles)  
*Commercial, Freight, Charter*

### Interstates:

I-30 (0.2 miles)

### Highways:

State HWY 8 (0.2 miles)  
State HWY 51 (0.2 Miles)



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POPULATION	5 MILES	15 MILES	30 MILES
Total Population	12,661	23,100	135,621
Average Age Average	37.36	40.39	41.42
Age (Male) Average		38	
Age (Female)			

HOUSEHOLDS & INCOME	5 MILES	15 MILES	30 MILES
Total Households # of Persons per	4,587 2.8	8,840 2.6	55,454
HH Average HH Income Average	\$77,335	\$79,883	2.4
House Value	\$227,354	\$222,328	\$72,965
<i>Demographics data derived from AlphaMap</i>			\$218,611

