



## Spring Creek Centre

Joyce Blvd & College Ave  
464 E Joyce Blvd  
Fayetteville, AR 72703

Metro Area: Fayetteville-Springdale-Rogers,  
AR-MO

Center Type: Community

GLA: 588,606

LEASING CONTACT

**Dan Nieman**

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### PROPERTY HIGHLIGHTS

- Check out the [drone video](#) of the property
- Anchors include Walmart, The Home Depot, Best Buy, T.J. Maxx and Bed, Bath & Beyond
- Co-tenants include Old Navy, Ulta Beauty, David's Bridal, Jo-Ann Fabrics and Dollar Tree
- Located in Fayetteville's primary retail corridor near Northwest Arkansas Mall
- Near the corporate headquarters of major employers, Walmart and J.B. Hunt Transport
- In close proximity to University of Arkansas (24,000+ students)
- At the heavily-trafficked intersection of Joyce Blvd and College Ave. Traffic count of 65,000 VPD

### MAJOR TENANTS



### DEMOGRAPHICS

	1 MI	3 MI	5 MI
<b>POPULATION</b>	4,116	41,152	135,038
<b>HOUSEHOLDS</b>	1,988	17,665	51,749
<b>AVG HH INCOME</b>	\$94,440	\$83,637	\$72,237

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This site plan indicates the general layout of the shopping center and is not a warranty, representation, or agreement on the part of the landlord that the shopping center will be exactly as depicted herein.

## AVAILABLE SPACES

30	3,545 SF
40	2,515 SF
46	3,000 SF
50A	0 SF



## CURRENT TENANTS

1	T.J. Maxx	28,000 SF	20A	Bliss Cupcake Cafe	1,139 SF	38	David's Bridal	12,063 SF
2	Best Buy	50,000 SF	20B	Kimmy Nail Salon	1,222 SF	42	Carter's	4,500 SF
4	Shoe Carnival	14,915 SF	22	Qdoba	3,000 SF	44	Jo-Ann Fabrics	19,284 SF
6A	Chicken Salad Chick	3,000 SF	22B	T-Mobile	2,880 SF	45	ULTA Beauty	10,705 SF
6B	Lush Nails	4,500 SF	24	GameStop	1,400 SF	48	Cato Fashions	4,600 SF
12	Monarch Dental	4,056 SF	28	Newk's Eatery	5,275 SF	49	Supercuts	1,855 SF
14	Good Feet	1,800 SF	29	Cox Communications	3,380 SF	50	Old Navy	20,000 SF
16	Smoothie King	2,000 SF	32	Cici's Pizza	3,800 SF	52	Bed Bath & Beyond	32,000 SF
18	Pho Thanh Restaurant	2,500 SF	34	Dollar Tree	10,000 SF			
20	Slim Chickens	3,051 SF	36	Nu Nails	1,655 SF			