

Truly Unique!

Amenities *no other location in Little Rock can match!*



The New Retail "Bull's-Eye" for Little Rock

Located at the intersection of I-430 and Highway 10 (Cantrell Road).
75,000 cars per day travel on I-430 and over 45,000 cars per day on Cantrell.

The center boasts a total of seven entrances with three of the entrances signalized.

Demographics simply blow the competition away. Tucked neatly in the middle of the money where the sophisticated shoppers live, work, and play.

Anchors: Simply the best in Little Rock! The Center is anchored by Belk and The Fresh Market.

If you are looking for "The" shopping destination in the city, you've found it!

- Pleasant Ridge Town Center is set in a pedestrian friendly, village-type atmosphere. The Center was **designed by the award-winning CMH Architects**, the same architects that designed the highly successful Avenue projects in Atlanta.
- **The people place.** Stroll along the brick paths and listen to energizing jazz music. Relax on a park bench and surf the internet (the entire center is a free Wi-Fi hotspot). Enjoy the hypnotic sound of cascading water from one of the center's three fountains. Don't forget to take time to stop and smell the roses in the antique rose garden!
- **Truly a Town Center.** Pleasant Ridge Town Center is the 400,000 square feet retail and restaurant component of a 4 Million square feet mixed-use development. The Town Center even has its own U.S. Postal Office and a City of Little Rock Fire Station.
- Being **strategically located** at the intersection of I-430 and Cantrell allows Pleasant Ridge Town Center to be a **regional draw**, pulling customers from Benton, Bryant, Maumelle, and Conway. I-430 is Little Rock's only north/south interstate.
- **Pleasant Ridge Town Center is located at the gateway of all the new growth in Little Rock.** Over 80% of Little Rock's single family building permits are west of I-430.

- **Big on Little Rock.** Little Rock is the political, cultural, and economic capitol of the state, as well as Arkansas' geographic center. The Little Rock MSA now has a population of nearly one million people.
- We're nestled amid 4 prestigious neighborhoods and 1,100 luxury apartment homes.
- Adjacent to Christ the King Catholic Church and School, ten other churches/synagogues and five private schools at the 430 Intersection plus 10 more churches and 5 more schools west on Cantrell Road. The huge Joe T. Robinson Public School complex is on Cantrell Road just west of the Chenal Parkway intersection
- 10 minutes or less to Little Rock's 12,000,000 square feet of "class A" office space and 7,500 plus hotel rooms.
- There are 30 banks/financial institutions and 29 restaurants from I-430 west on Cantrell Road to the intersection of Chenal Parkway, the location of a new Wal-Mart Supercenter.
- 10 minutes or less to all of the major medical complexes including the University of Arkansas Medical Sciences Hospital. Adjacent to the Little Rock Family Practice Clinic, the West Little Rock Physician's Center, and a number of other doctor and dentist offices.
- Just across town to The Little Rock National Airport.
- **Surrounded by Country Clubs.** Adjacent to Pleasant Valley Country Club and less than 10 minutes to 7 other country clubs, including The Alotian Club on Cantrell Road/Hwy 10 which was named America's Best New Private Course of 2005 by Golf Digest, and was ranked No. 3 on the magazine's list of America's 50 Greatest Golf Retreats. Adjacent to Little Rock Athletic Club, a state-of-the-art facility with over 10,000 members and usage of over 1500 visits per day. "A Healthy Haven," an article in the national trade magazine *Venture North America*, describes the Little Rock Athletic Club as "a big-city health club thriving in a small city market," and "a shrine to tennis, fitness and a healthy lifestyle." Additionally, the Little Rock Racquet Club is located just five minutes to the east.
- The new "**Big Dam Bridge**" for biking and walking, **the longest in the world**, is only 2 minutes away. The bridge ties together 17 miles of river trails in Little Rock and North Little Rock. The trail will eventually pass by the William Jefferson Clinton Library.
- Cross the I-430 Bridge and you are at **Burns Park**, a huge tennis, soccer, baseball/softball, and golf complex along the Arkansas River that has been named **one of the best parks in America**.
- There are numerous parks west on Cantrell Road:
 - At the foot of River Mountain Road is the U.S. Coast Guard Boat Launch
 - Two Rivers Park, and the Grand Maumelle Sailing Club on Lake Maumelle
 - Corp. of Engineers City Park on the river
 - Little Maumelle Yacht Club
 - Pinnacle Mountain State Park and Petit Jean State Park