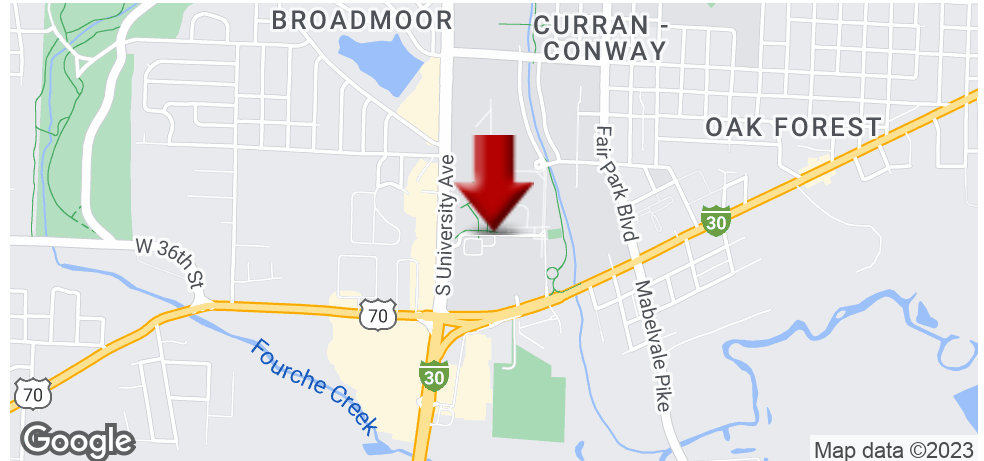


SPECIAL PURPOSE FOR SALE & LEASE

5000 SQ FT OPEN SPACE

1203 University, Little Rock, AR 72204



OFFERING SUMMARY

SALE PRICE:	N/A
AVAILABLE SF:	
LEASE RATE:	Negotiable
BUILDING SIZE:	5,000
PRICE / SF:	-

PROPERTY OVERVIEW

5000 sq ft open space available. It was a fitness area before. There is an entry area and then a large room. The area can be walled out. There is parking in the rear. There are 2 restrooms. It would be a great spot for retail, fitness, church, etc.

PROPERTY HIGHLIGHTS

KW COMMERCIAL
12814 Cantrell Road
Little Rock, AR 72223

CASSIE WELLS WELLS
Executive Broker
O: 501.993.1973
C: 501.993.1973
cassie@cassiewells.com
AR #EB00047894

Each Office Independently Owned and Operated <https://kw.com/agent/UPA-6587385353168023558-9>

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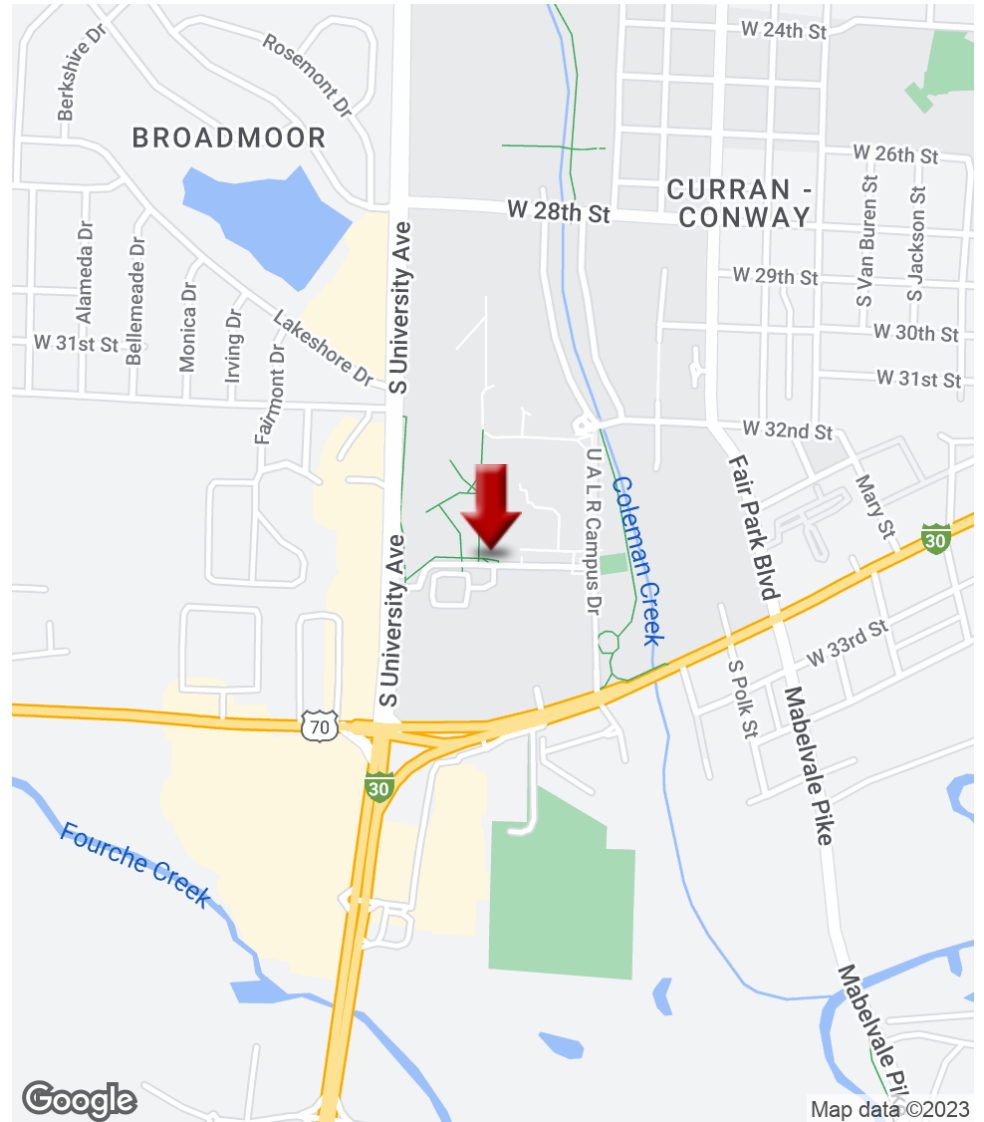
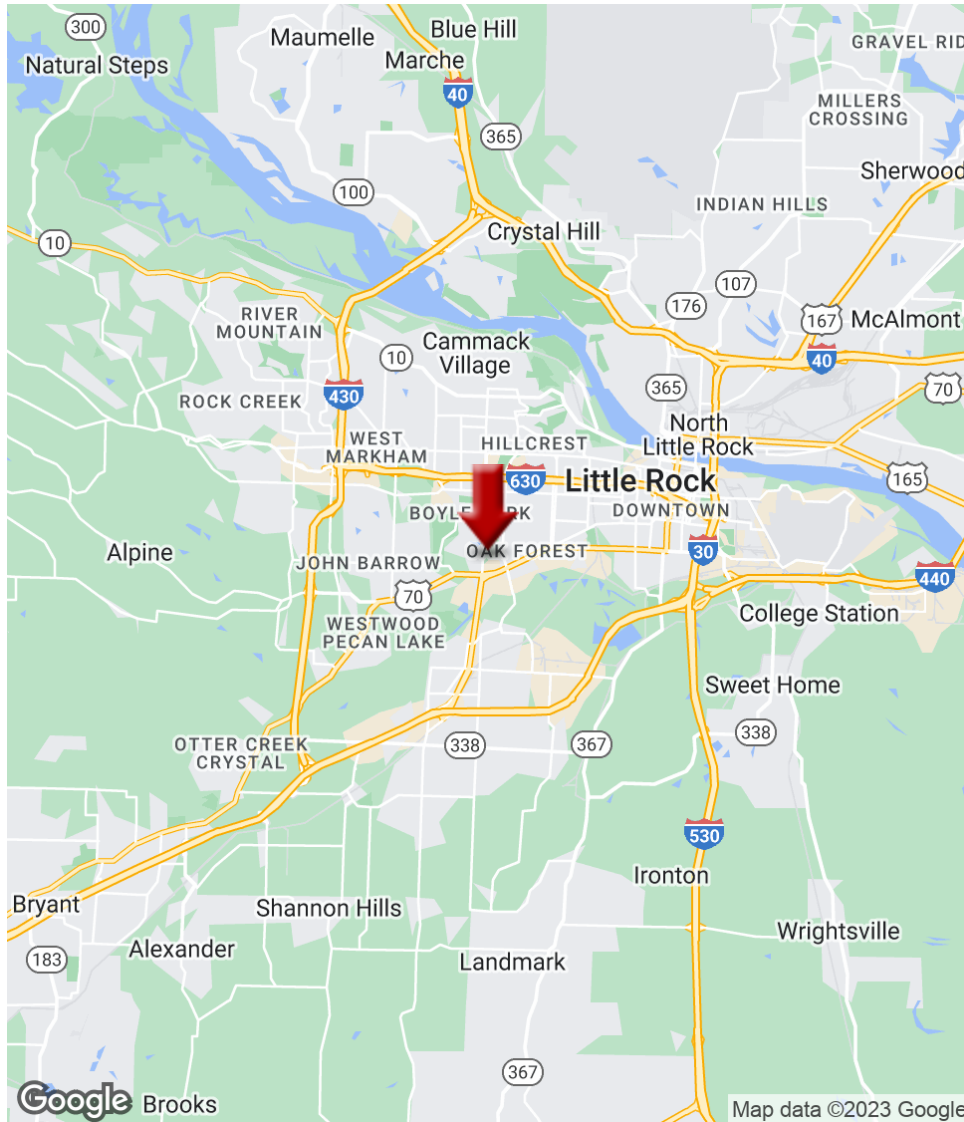
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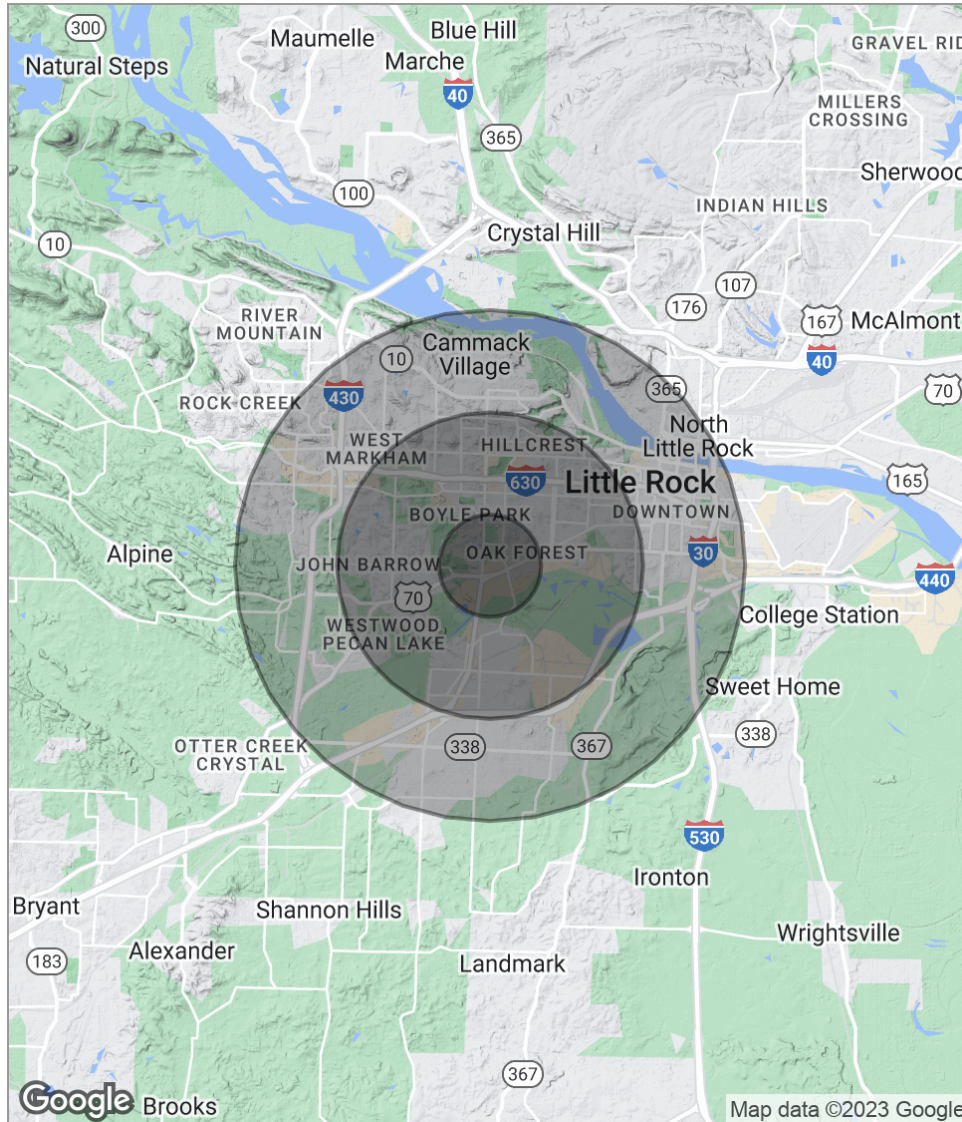


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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	7,163	60,408	147,648
Median Age	30.4	33.5	34.4
Median Age (Male)	29.5	32.3	33.0
Median Age (Female)	31.0	34.9	36.1
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	2,715	24,324	61,703
# Of Persons Per HH	2.6	2.5	2.4
Average HH Income	\$41,264	\$45,696	\$56,903
Average House Value	\$87,711	\$121,316	\$146,170

** Demographic data derived from 2020 ACS - US Census*

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