



FOR LEASE

350 Malvern Ave.

Hot Springs, AR

CONTACT US

**Karolyn Fankhouser**

+1 501 627 2141

karolyn.fankhouser@ar.colliers.com

**Colliers | Hot Springs**

835 Central Ave, Ste. 200

Hot Springs, AR 71901

P: +1 501 623 2200

## Two Story Mixed-Use Building

### Features

- Available space: +/- 24,156 SF
- Lease rate: Negotiable
- Highly visible corner location
- Near downtown historic district
- Walk to Hot Springs Convention Center
- Handicap accessible
- Two overhead doors
- Front and rear entrances
- Zoned CBD - Central Business District

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# Neighborhood Map



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## 2024 Demographics

	1 Mile	3 Mile	5 Mile
Estimated Population	5,752	25,978	45,568
Total Households	2,723	11,555	20,583
Average Household Income	\$44,248	\$58,119	\$70,572

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