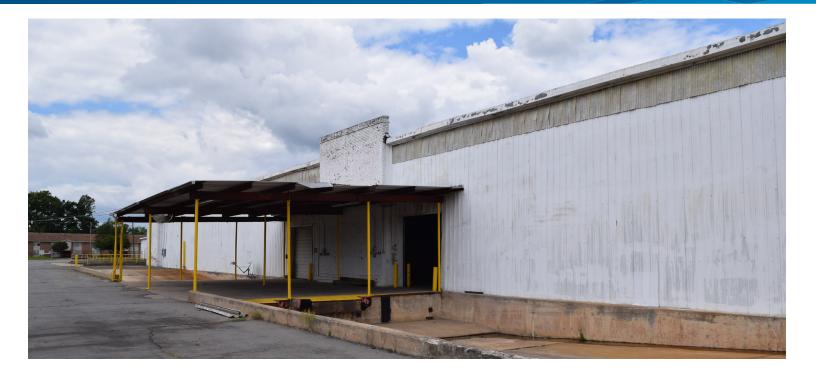
# FOR LEASE > INDUSTRIAL

Historic Warehouse/Distribution Complex 8th and Beech, North Little Rock, AR 72114





#### Location

8th and Beech is located in North Little Rock with quick access to I-30 and I-40

#### Site Size

> Building size: 177,086 SF

> Lot size: +/- 7.31 acres

## **Zoning**

> I-2 - Light Industrial Park

## Year Built / Expanded

> 1920s - consistently maintained



## **Building Features**

- > Covered dual dock
- > Roll-up and dock doors
- > Sloped sawtooth roof
- > 3 phase, 480 volt
- > Gated, aspahlt parking
- > Ceiling height: minimun 17', maximum 22'
- > Truck scale on property
- > Active rail/Midland

#### **Available Suites & Rates**

Lease rate: \$1.25-\$1.75/SF, NNN

Suite 100	30,988 SF
Suite 200	30,988 SF
Suite 300	32,308 SF
Suite 400	31,692 SF
Suite 500	27,284 SF
Suite 600	23,826 SF

# FOR LEASE > INDUSTRIAL

Historic Warehouse/Distribution Complex 1302 E. 8th St, North Little Rock, AR 72114





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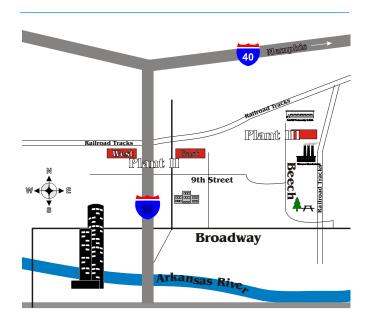
### FLOOR PLAN

Colliers

501.372.6161 colliers.com/arka

## Plant III 100 200 North Little Rock, Arkansas 177,086 Square Feet 30,988 sf 500 400 300 600 occupied 32,308 sf 31.692 sf Property Managed and Leas Colliers International | AR 1 Allied Drive, Suite 1500 Little Rock, AR 72203

#### MAP



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