

FOR SALE/LEASE > BULK WHSE/DISTRIBUTION

6901 Lindsey Rd, Little Rock, AR 72206



Location

Little Rock Port Industrial Park; Great access with accessibility to I-30 and I-40

Site Size

- > Building: 562,000 SF
- > Lot: +/- 25.53 acres

Sale Price

- > Negotiable

Lease Rate

- > \$2.50/SF, NNN

Zoning

- > I-3

Parking

- > +/- 100 employee/visitor parking
- > +/- 150 trailer parking

Building Features

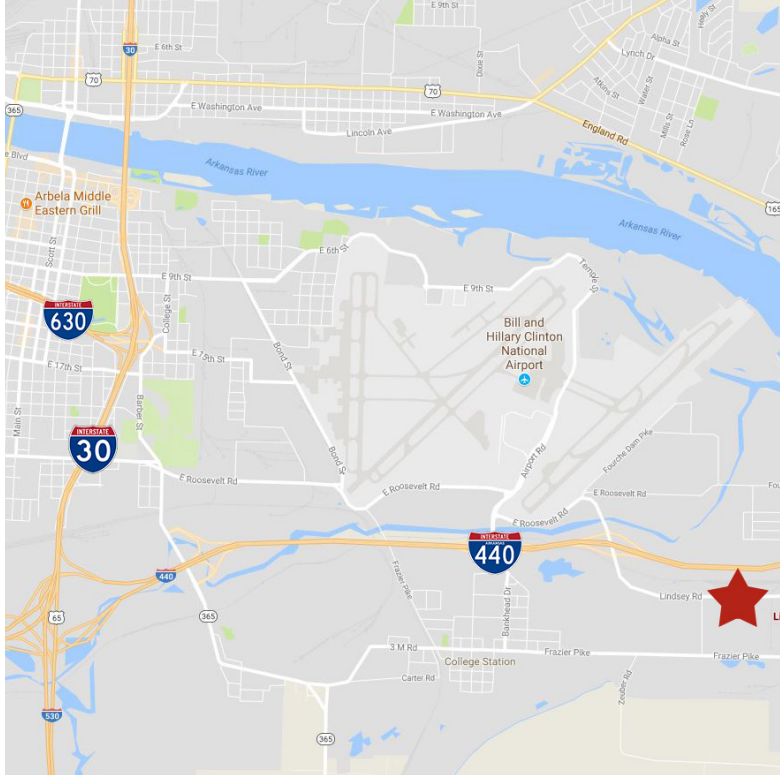
- > Fully sprinkled - wet system
- > 6,050 SF of office space
- > Construction type: Tilt-up
- > Clear height: 29'
- > +/- 37 10' x 10' dock doors
- > Two drive-in doors
- > Rail served by BNSF and Union Pacific
- > Column spacing: 40' x 36'
- > Column type: Steel H
- > Floors: 5" reinforced concrete
- > Lighting: combination of T-8 fluorescent and high pressure sodium

Select Neighbors Include

- > LM Windpower
- > Skippy Peanut Butter
- > Lexicon Steel
- > Welspun
- > Fed-Ex

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