

# FOR LEASE > OFFICE/ WAREHOUSE COMPLEX

County Line Business Center  
11419-11421 Stagecoach Rd, Little Rock, AR



## Location

County Line Business Center is located on Stagecoach Road and Highway 5 in close proximity to the I-30/I-430 interchange near the Outlets of Little Rock and Bass Pro Shops.

## Site Size

- > 70,000 SF
- > +/- 20.07 acres

## Zoning

- > I-2 - Industrial

## Year Built / Expanded

- > 2007

## Building Features

- > 20' clear height sloping to 16' at the rear
- > Front and rear electric, floor level, in-line warehouse doors 12' x 14'
- > Sprinklers throughout
- > Heated warehouse and conditioned office

## Available Suites & Rates

Suite 1400	5,000 SF	2 overhead drive-ins
Suite 2200	5,000 SF	2 overhead drive-ins, office/storefront
Suite 2600	7,500 SF	4 overhead drive-ins, 5 offices

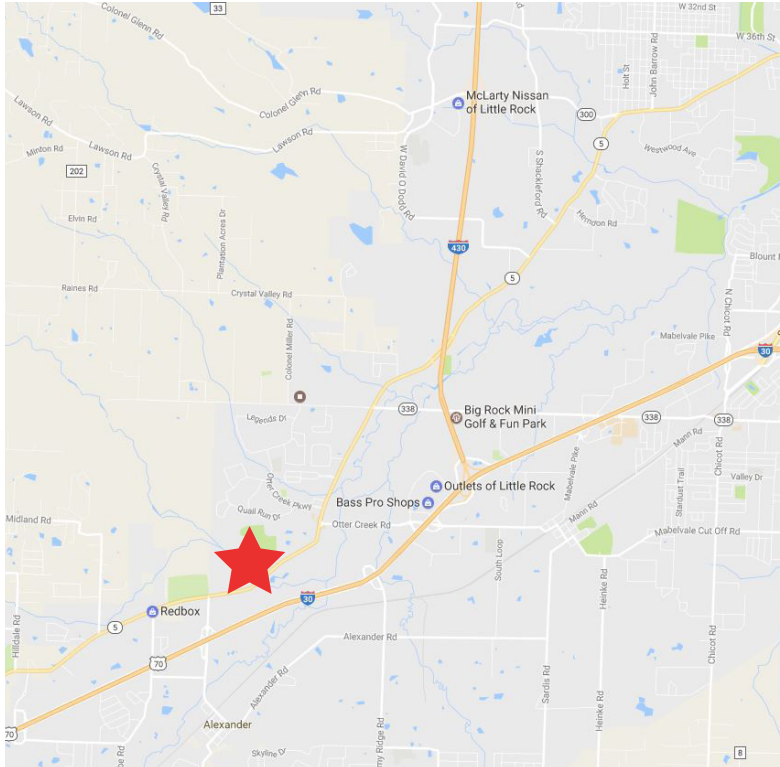
**All suites have shared dock high access**

Lease rate: \$6.28/SF, NNN



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## AERIAL



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