

OFFICE/RETAIL SPACES FOR LEASE

116 N 13th St | Rogers, AR

Suite 112
Up to 4,000 SF

Suite 124 & 126
1,200-2,400 SF Available



**KELLEY COMMERCIAL
PARTNERS**

JACKSON MOORE

AGENT

M 501.951.6300 | **O** 479.695.8268

jmoore@kelleycp.com

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AVAILABLE Floor plans on Pages 3 & 4

Suite 112: ±4,000 SF (Can Demise)

- Recently white boxed and can be demised
- Large open floor plan with three restrooms, three entrances, and two rear exits
- Office space on the East side of the suite

Suite 124 & 126: ±1,200 - 2,400 SF (Can Demise)

- Move in ready office/retail suites currently combined into one 2,400 SF space

Suite 126: open floor plan with one bathroom and a kitchenette

Suite 124: Open floor plan with one bathroom, two sinks, and two offices

PRICE

\$14.50 | Modified Gross

PROPERTY HIGHLIGHTS

- New Exterior Paint and Parking Lot (July 2026)
- Great office/retail space located in a high traffic area of Central Rogers
- Adjacent to one of the busiest intersections on Hwy 71B
- Easy access to East Walnut and I-49
- Signage opportunity

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES	10 MILES
DAYTIME POPULATION	10,332	55,088	101,398	249,264
AVERAGE HH INCOME	\$70,369	\$91,247	\$115,331	\$128,470
TOTAL HH	4,114	20,526	39,172	92,183

TRAFFIC COUNTS

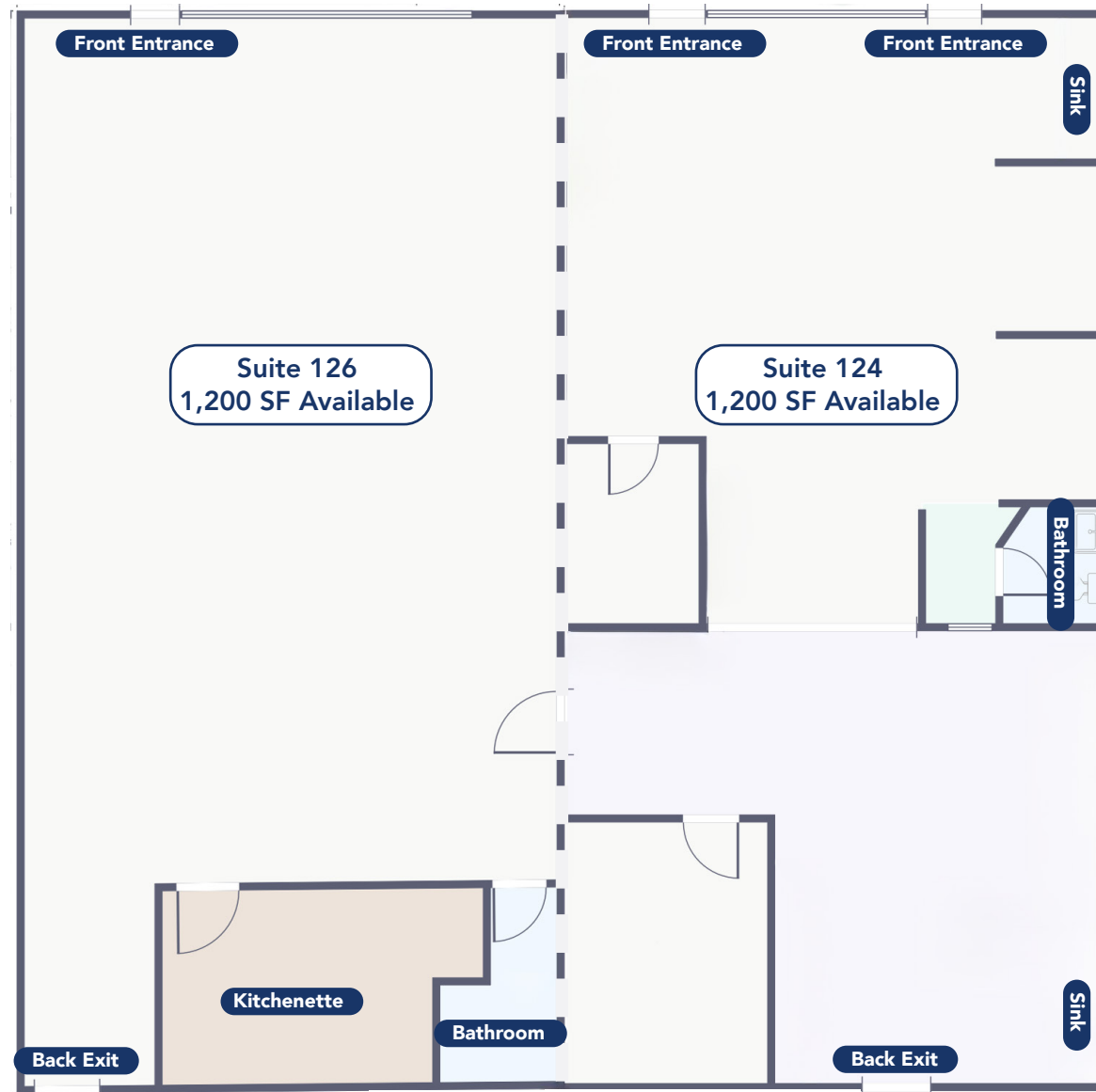
W Walnut St - 24,000 VPD



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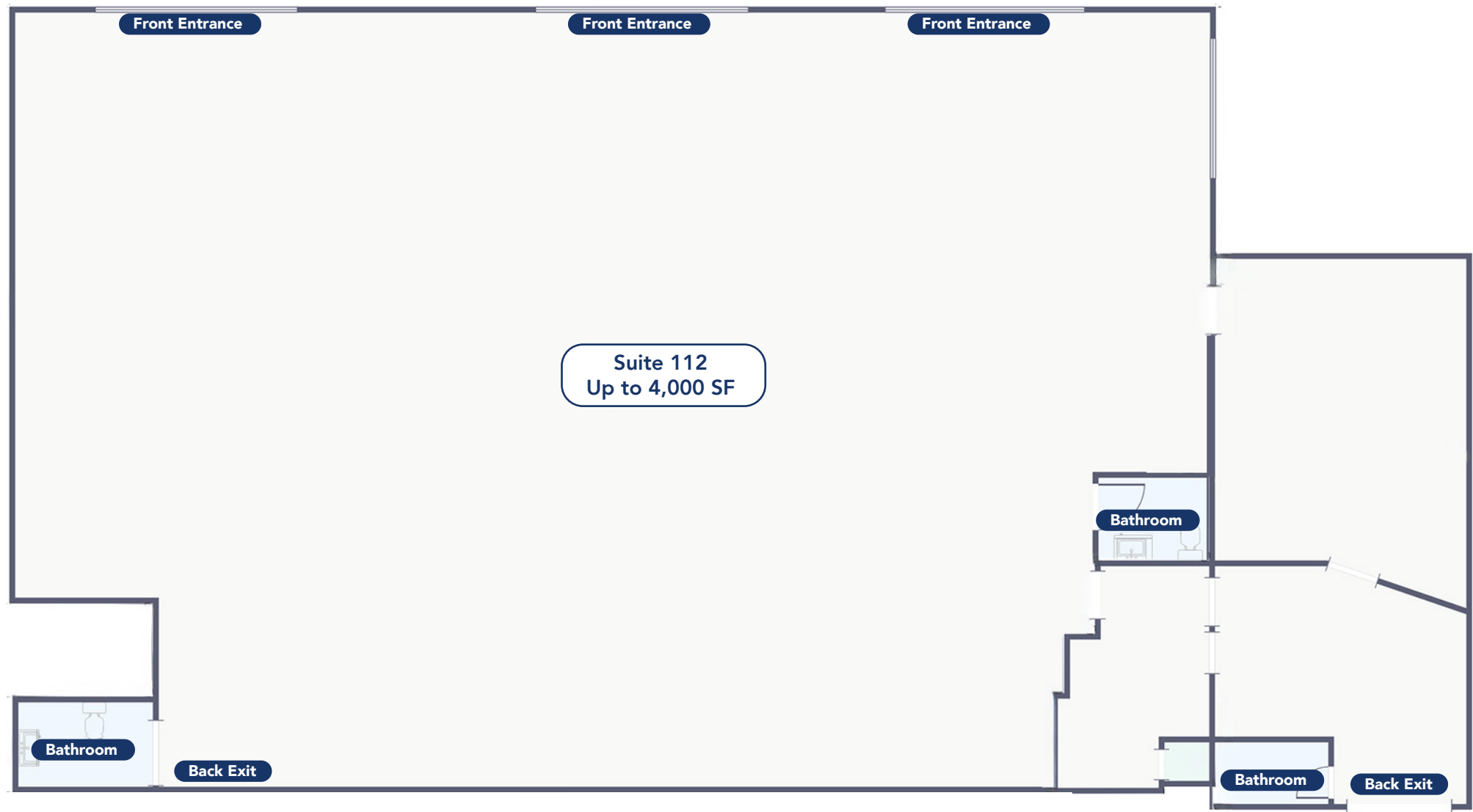
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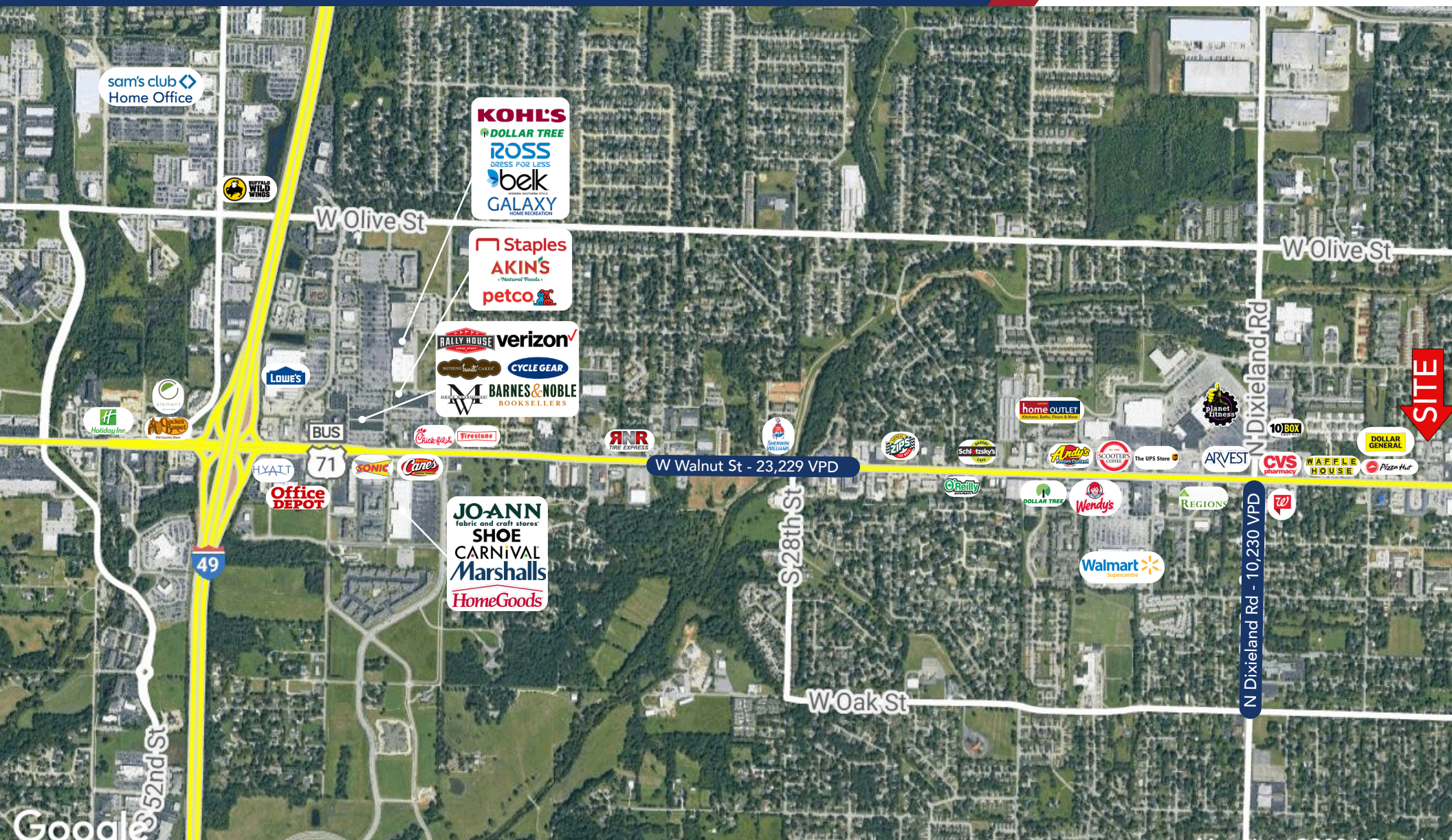
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ABOUT KELLEY COMMERCIAL PARTNERS

Kelley Commercial Partners is a full-service commercial real estate firm providing the highest caliber of services to owners, investors, landlords, and tenants. We service clients with the focused attention that only a privately-owned local firm can offer. At Kelley Commercial Partners, we take pride in maintaining long-term relationships built on trust, resourcefulness, and reliability.



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BROKERAGE

PROPERTY MANAGEMENT

DEVELOPMENT MANAGEMENT

CONSULTING

425 W. Capitol Avenue, Suite 300
Little Rock, AR 72201
501.375.3200

4100 Corporate Center Drive, Suite 101
Springdale, AR 72762
479.443.8002

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RETAIL ADVISORS