

FREESTANDING RETAIL/OFFICE PROPERTY FOR LEASE

1202 Center St | Little Rock, AR 72202



KINDLEY WASSON

AGENT

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**KELLEY COMMERCIAL
PARTNERS**

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1202 Center St | Little Rock, AR 72202

AVAILABLE

±1,452 SF Freestanding Office/Retail Property

PRICE

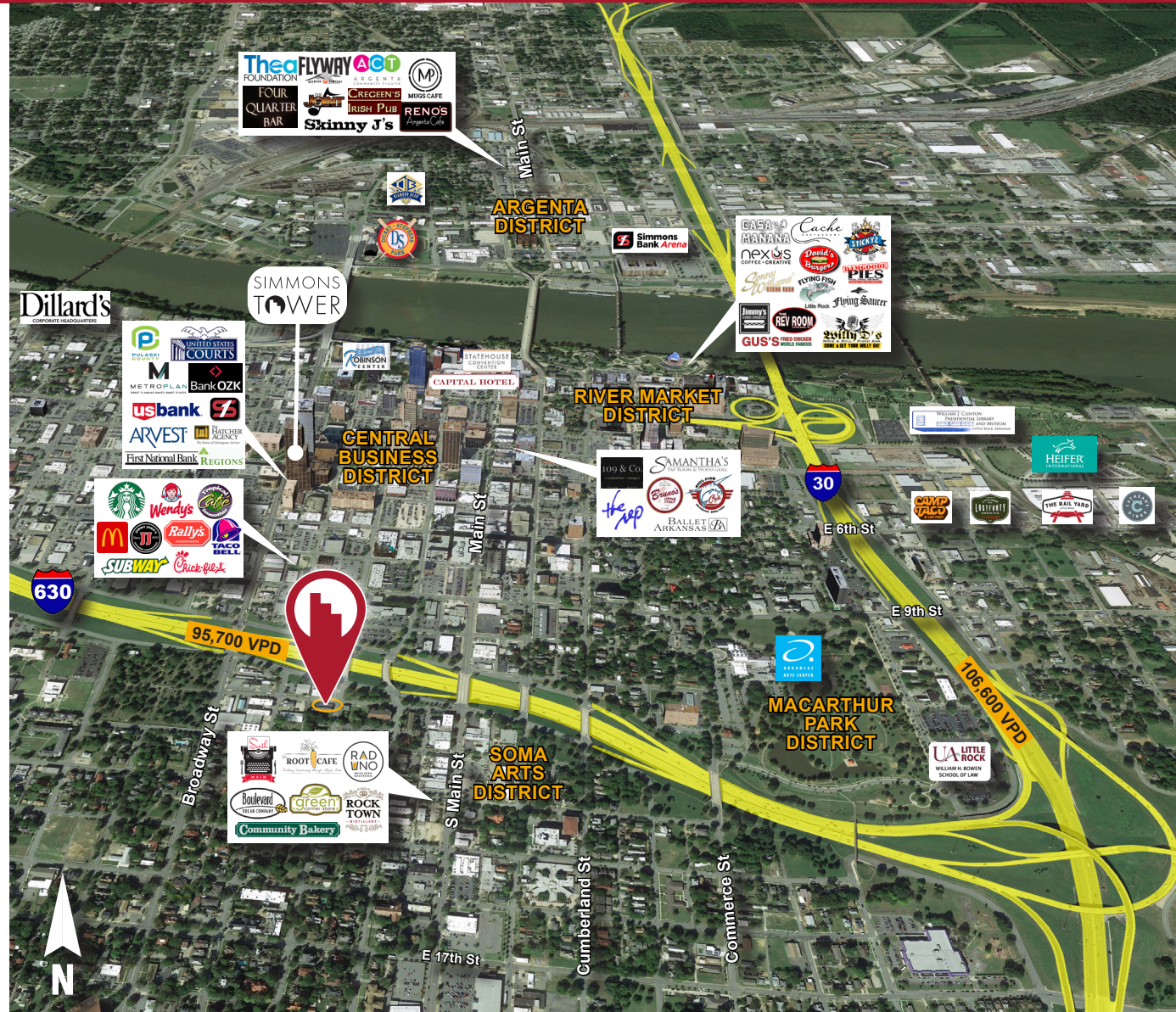
\$15.00/SF NNN

COMMENTS

- Located at the corner of Center & 12th St in the bustling SOMA district of downtown Little Rock
- Surrounded by many local restaurants, shopping, museums, historic homes, and renovated apartments
- Convenient access to the business & financial districts in downtown Little Rock
- Easy access to Interstate 630, as well as the I-30/I-630 interchange
- Ideal space for a law office, insurance agency, or any professional business or creative company
- Zoned C-1

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES	10 MILES
DAYTIME POPULATION	37,265	94,660	163,209	318,526
AVERAGE HH INCOME	\$59,297	\$51,577	\$65,359	\$74,192
TOTAL HH	3,559	21,327	53,126	129,547



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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

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Little Rock, AR 72201
501.375.3200

4100 Corporate Center Drive, Suite 101
Springdale, AR 72762
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CHAINLINKS
RETAIL ADVISORS