

**+/- 400 SF OFFICE SPACE FOR LEASE**

# 1100 E KENWOOD ST

Siloam Springs, AR 72761



## PROPERTY DESCRIPTION

+/- 400 SF of office space is available for lease in Siloam Springs, offering a functional layout that includes an open office area, a dedicated storage room, and a private restroom. Conveniently located just 0.2 miles from US-412 Highway and less than half a mile from a Walmart Neighborhood Market, this space provides excellent accessibility for businesses and clients. Ideal for professionals seeking a dedicated workspace, this office is perfect for anyone in need of a quiet, professional environment to conduct business.

## PROPERTY HIGHLIGHTS

- +/- 400 SF Office Space
- Functional Layout
- 0.2 miles from US-412 Highway
- Excellent accessibility for businesses and clients
- Ideal for professionals seeking a quiet, professional workspace

## OFFERING SUMMARY

Lease Rate:	\$800.00 per month (MG)
Number of Units:	1
Available SF:	400 SF
Building Size:	400 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	1,905	7,470	8,923
Total Population	5,383	21,522	25,608
Average HH Income	\$63,801	\$80,703	\$81,393

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

## TIMOTHY SALMONSEN

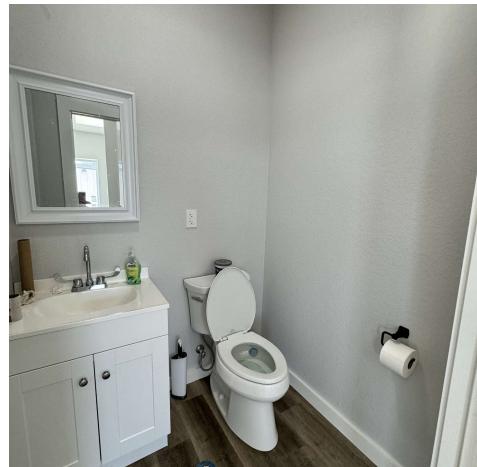
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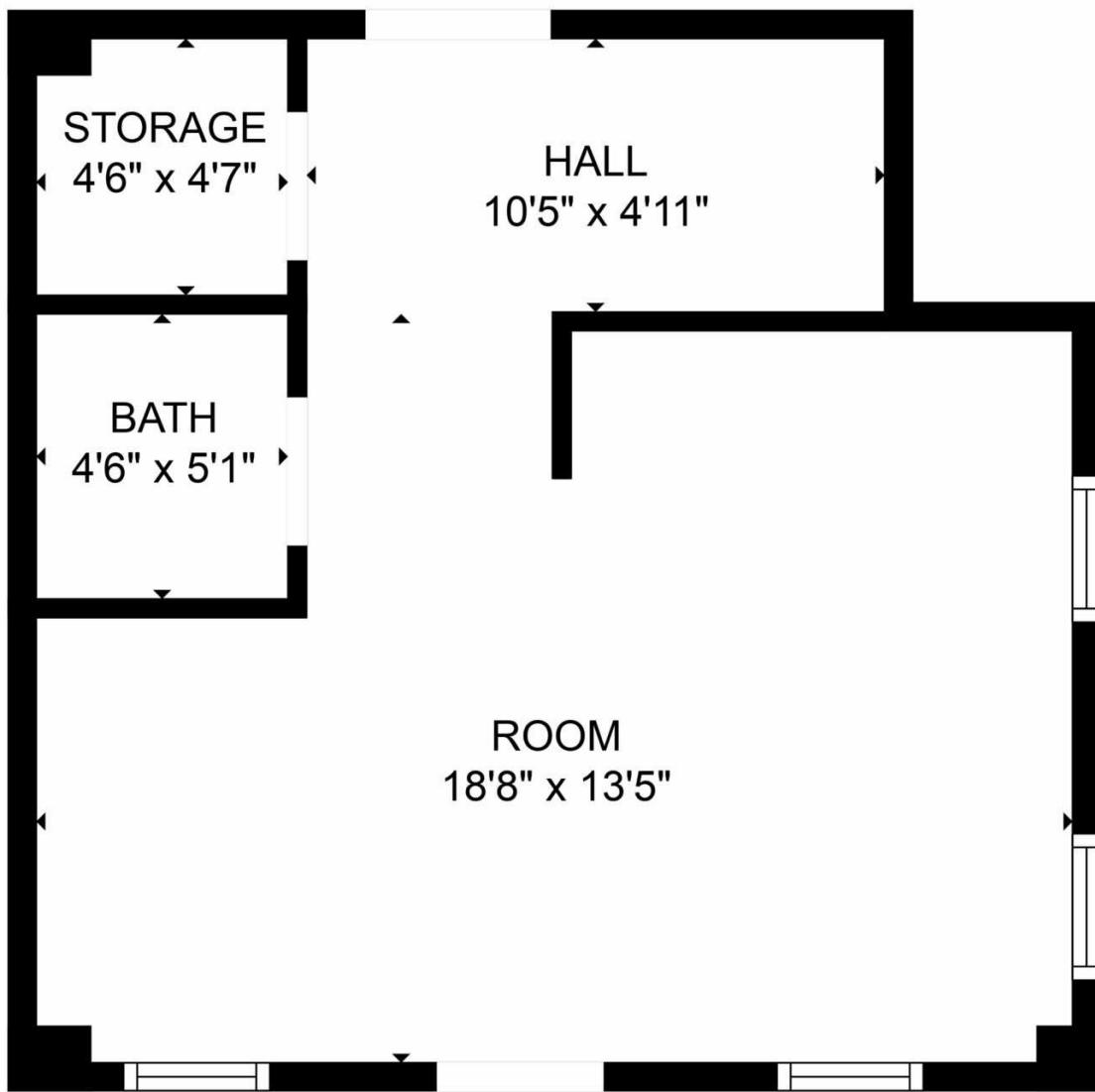
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# 1100 E KENWOOD ST FLOOR PLAN

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# +/- 400 SF



FLOOR PLAN CREATED BY CUBICASA APP. MEASUREMENTS DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.

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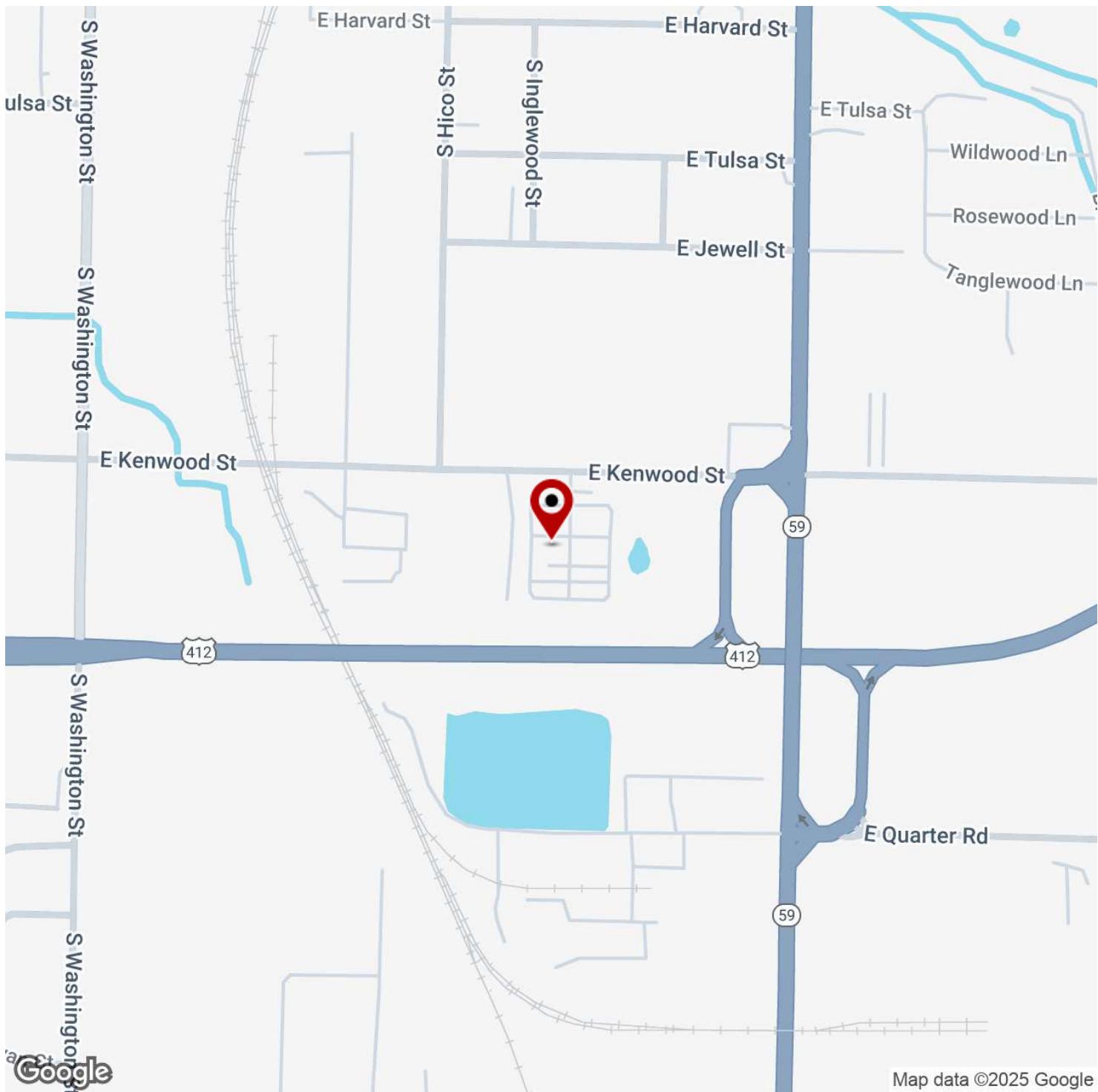
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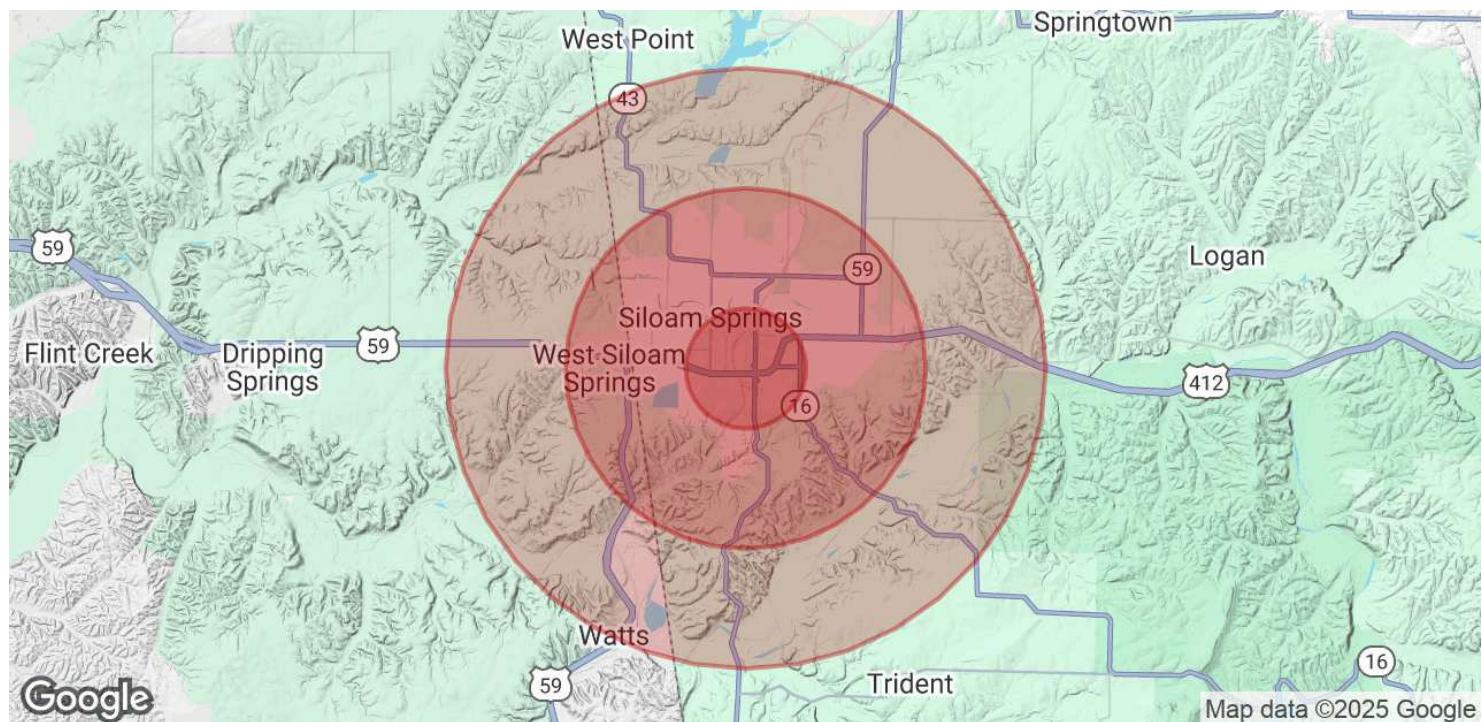
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	5,383	21,522	25,608
Average Age	36	36	36
Average Age (Male)	35	35	35
Average Age (Female)	37	37	38

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	1,905	7,470	8,923
# of Persons per HH	2.8	2.9	2.9
Average HH Income	\$63,801	\$80,703	\$81,393
Average House Value	\$249,242	\$295,733	\$308,014

*Demographics data derived from AlphaMap*

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