



Moses Tucker
PARTNERS

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RETAIL/RESTAURANT PROPERTY FOR SALE

12210 W Markham St, Little Rock, AR



CONTACT US TODAY
501.376.6555 | mosestucker.com



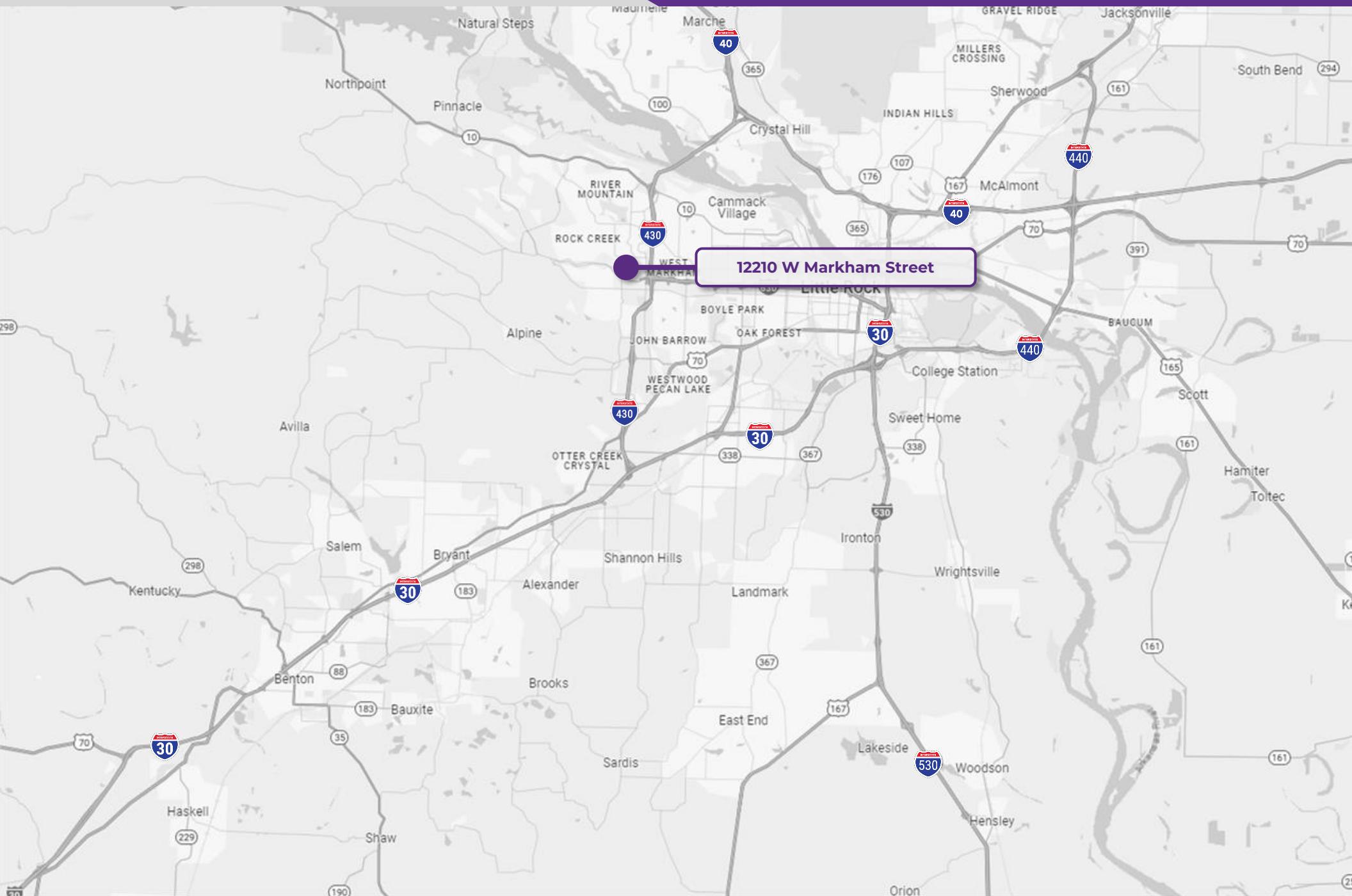
OFFERING SUMMARY

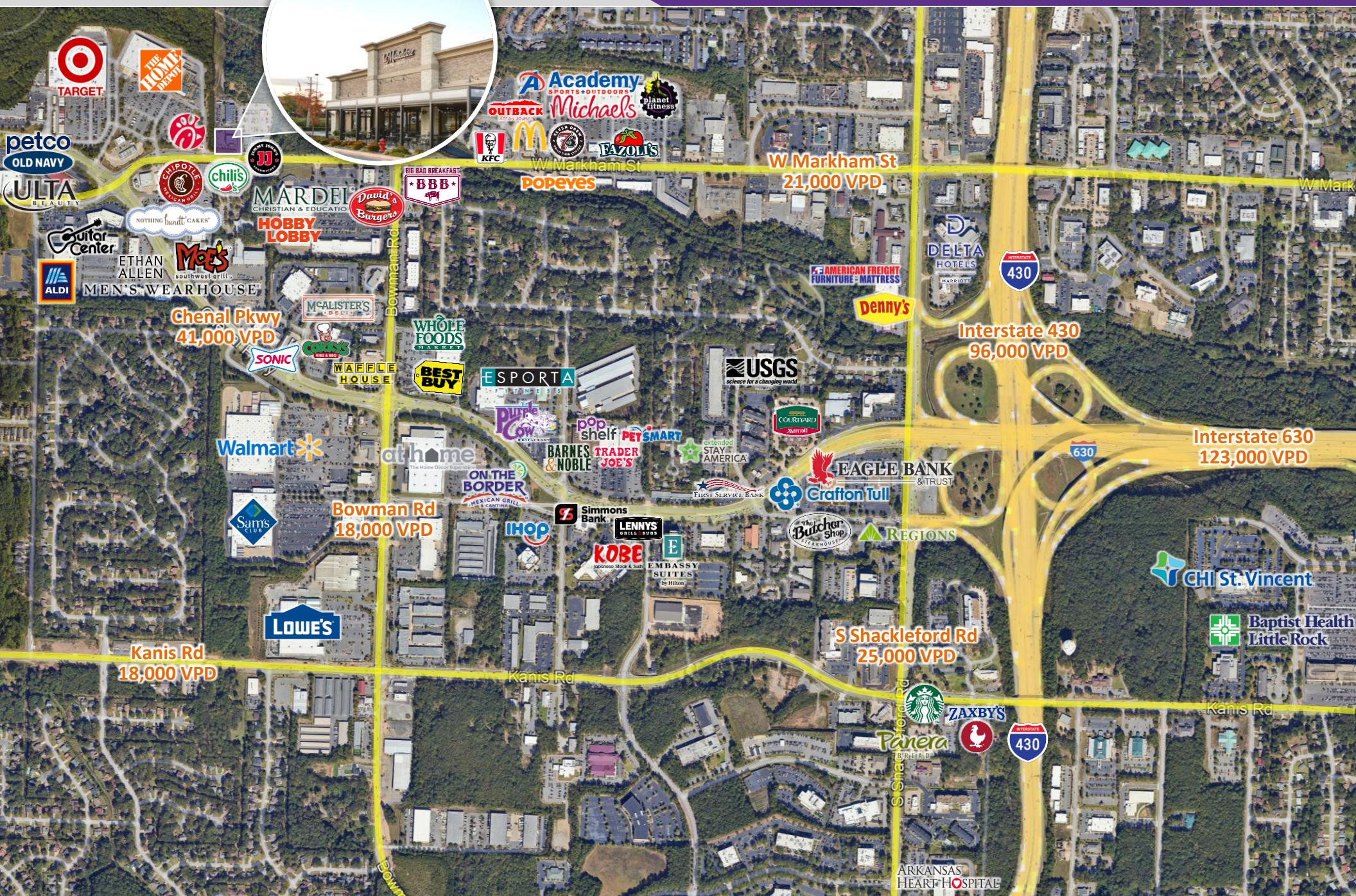
Offering	For Sale
Address	12210 W Markham St, Little Rock, AR 72211
Property Type	Retail/Restaurant
Price	\$2,800,000
Building Size	±5,300 SF
Lot Size	0.77 Acres
Year Built	1999
Zoning	C-1
Parking	75 Surface Parking Spaces

PROPERTY HIGHLIGHTS

- Prime retail/QSR location
- High visibility from W Markham St (100' frontage on Markham St)
- Surrounded by national retailers such as Walmart, Sam's Club, Home Depot, Lowe's, Target, Whole Foods, Trader Joe's, Academy Sports + Outdoors, Hobby Lobby, Best Buy, Barnes & Noble, Ulta, Old Navy, Petco, PetSmart, Esporta, Chick-fil-a, and Chili's, among others
- Traffic Counts: W Markham St (21,000 VPD) & Chenal Parkway (41,000 VPD)



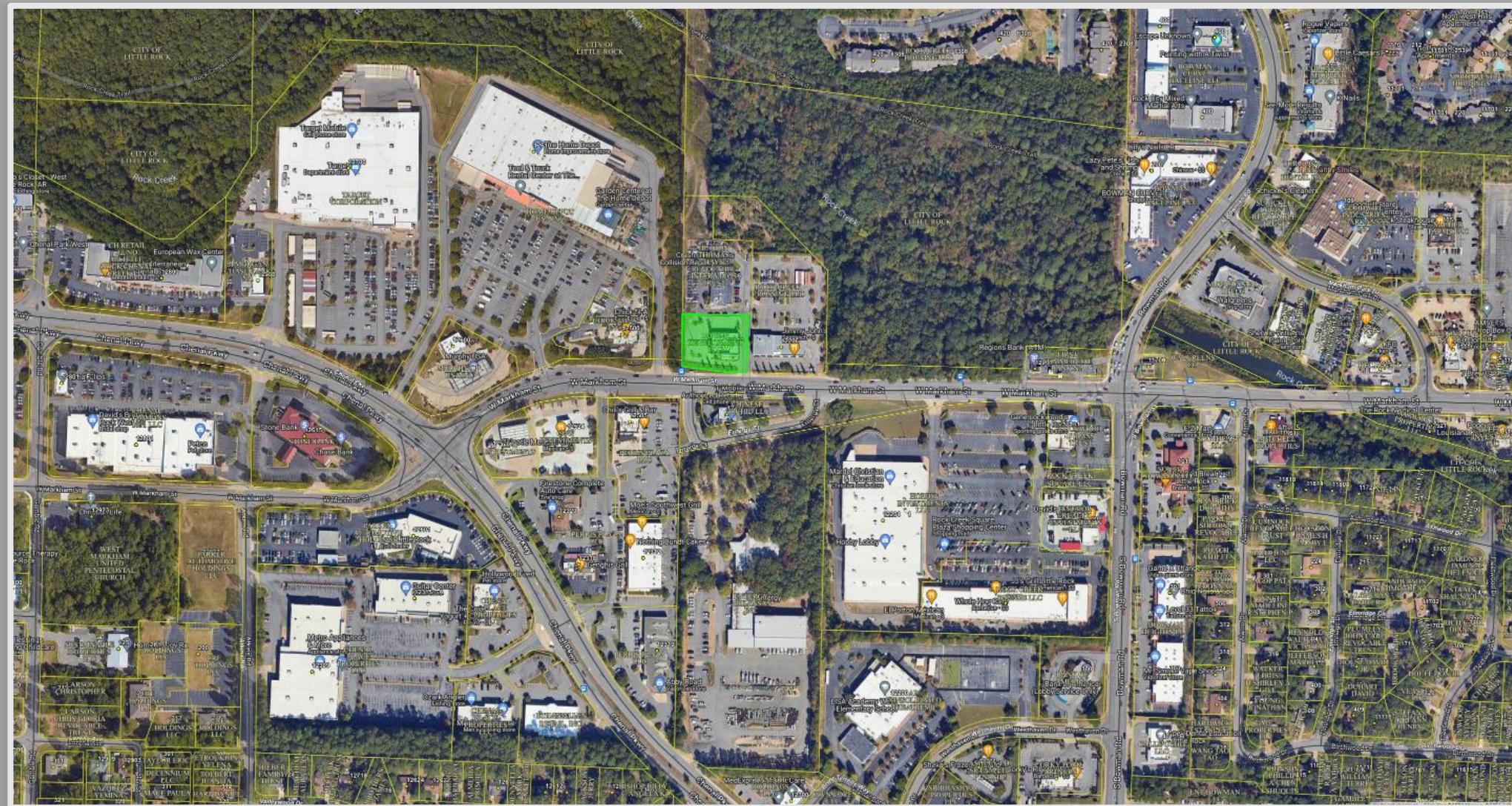






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PARCEL MAP



📍 12210 W Markham St, Little Rock, AR

 501.376.6555



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LITTLE ROCK, AR



Little Rock is the capital of Arkansas and the state's largest municipality, with over 202,000 people calling it home. It is considered where "America Comes Together," boasting 40% of the nation's population and buying power within a 550-mile radius of the city center.

Notably, Little Rock is considered one of the "Top 10 Places For Young Professionals To Live" ([Forbes 2023](#)), a "Best Place for Business and Careers" ([Forbes 2019](#)), one of the "Best Travel-Worthy State Capitals" ([USA Today 2014](#)), and one of "America's 10 Great Places to Live" ([Kiplinger's Personal Finance 2013](#)).

Central Arkansas has experienced significant population growth over the past decade due to the three major universities that call the area home, a growing technology sector, and a variety of government- and business-related industries. Major corporations headquartered in the Little Rock metroplex include Dillard's, Windstream Communications, and Acxiom. One of the largest public employers in the state, with more than 10,000 employees, is the University of Arkansas for Medical Sciences and its affiliates, which have a total economic impact in Arkansas of ~\$5 billion per year. Simultaneously to the population growth, Central Arkansas's tourism industry is booming, with 10 million+ visitors flocking to the region each year.

DEMOGRAPHICS*

Population

3 MILES

5 MILES

10 MILES

65,036

124,497

309,412

Households

29,401

55,226

133,277

Average Age

40.0

40.3

39.6

Average Household Income

\$105,048

\$114,206

\$96,118

Businesses

3,079

5,656

12,169

*Demographic details based on property location



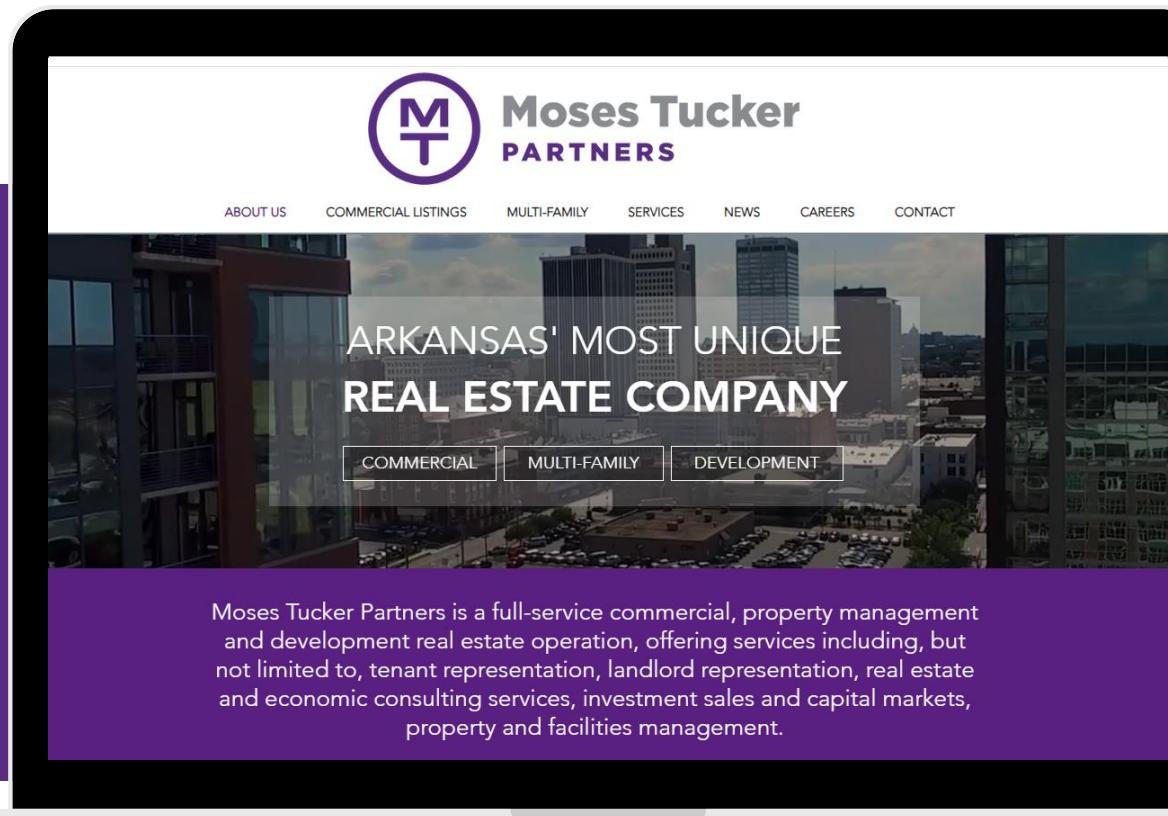
CONNECT

 (501) 376-6555

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 info@mosestucker.com

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Little Rock, AR 72201



The smartphone screen shows the Moses Tucker Partners website. The header features the company logo and navigation links for About Us, Commercial Listings, Multi-Family, Services, News, Careers, and Contact. The main banner image is a cityscape of Little Rock, Arkansas, with the text "ARKANSAS' MOST UNIQUE REAL ESTATE COMPANY" overlaid. Below the banner are buttons for Commercial, Multi-Family, and Development. A purple text box at the bottom left of the screen states: "Moses Tucker Partners is a full-service commercial, property management and development real estate operation, offering services including, but not limited to, tenant representation, landlord representation, real estate and economic consulting services, investment sales and capital markets, property and facilities management."

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