



FOR SALE

DEVELOPMENT OPPORTUNITY

Property Highlights

- 88 ± acres available, part or all
- Asking Price: \$4,800,000 (\$1.25/SF ±)
- Easy access to I-40
- Zoned C-4
- Great location for industrial development

For more information, please
contact:

Ryan Gibson
+1 501 680 6119
rgibson@sagepartners.com

501 716 5511
sagepartners.com

*information deemed reliable but not guaranteed

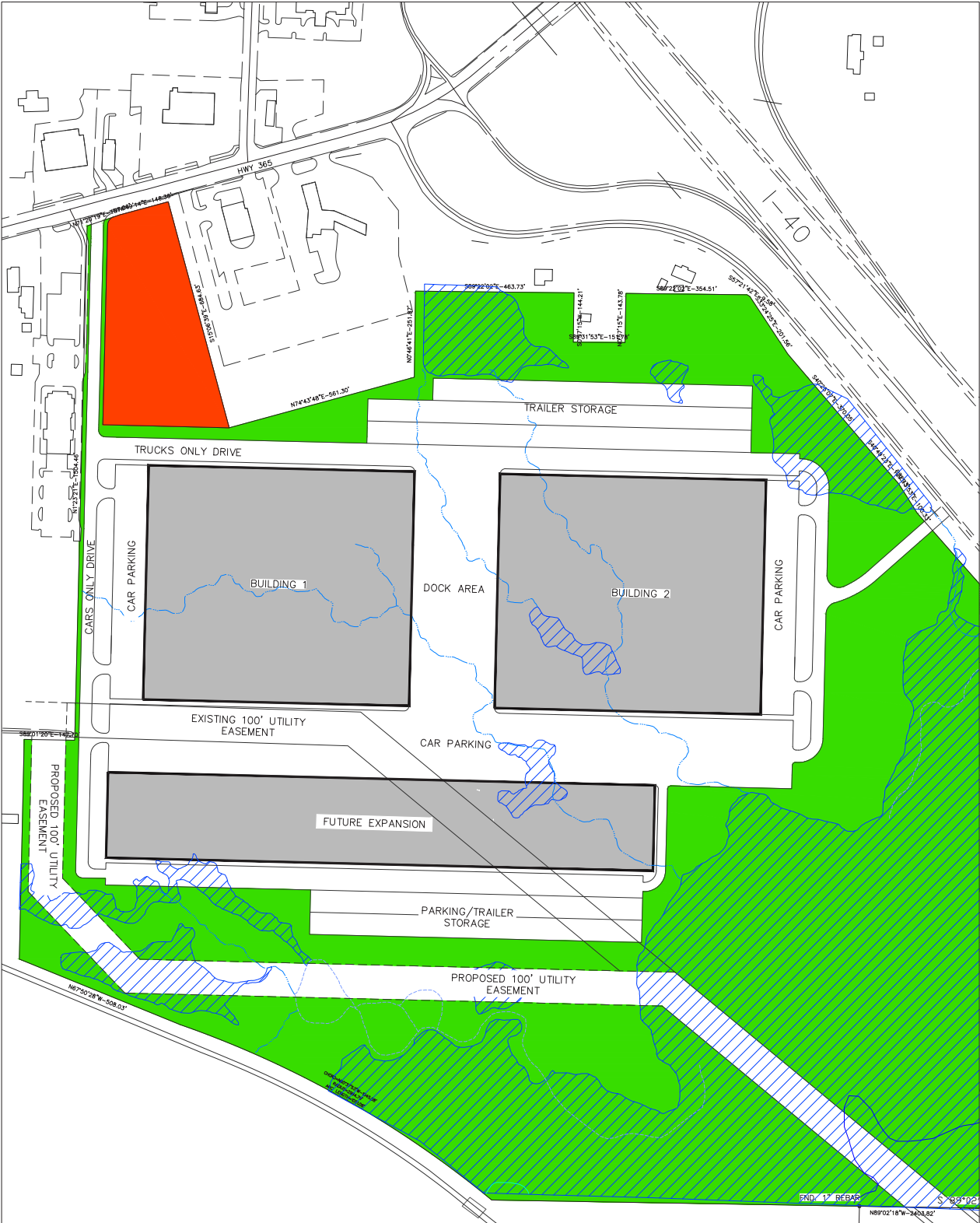
EXAMPLE DEVELOPMENT PLAN

I-40 & HIGHWAY 365 | MAUMELLE, AR



CUSHMAN &
WAKEFIELD

sage
PARTNERS



LIGHT INDUSTRIAL

COMMERCIAL

TRACT

WETLANDS

EPHEMERAL STREAM

INTERMITTENT STREAM

HISTORICAL INTERMITTENT STREAM

SCALE IN FEET

100' 50' 0' 100' 200' 300'

JOE WHITE & ASSOCIATES, INC.

CIVIL ENGINEERING - CONSULTING SERVICES - LAND SURVEYING

23 BARKING CIRCLE, SUITE 402, LITTLE ROCK, ARKANSAS 72203

PHONE: (501) 234-9100

DATE: OCTOBER 6, 2022

SCALE: 1" = 100'

PROJECT NUMBER: 22-381J

SITE PLAN

MAUMELLE MORGAN INTERCHANGE

INDUSTRIAL LOTS 1-4

AN ADDITION TO THE CITY OF MAUMELLE
PULASKI COUNTY, ARKANSAS

JOE WHITE & ASSOCIATES, INC.

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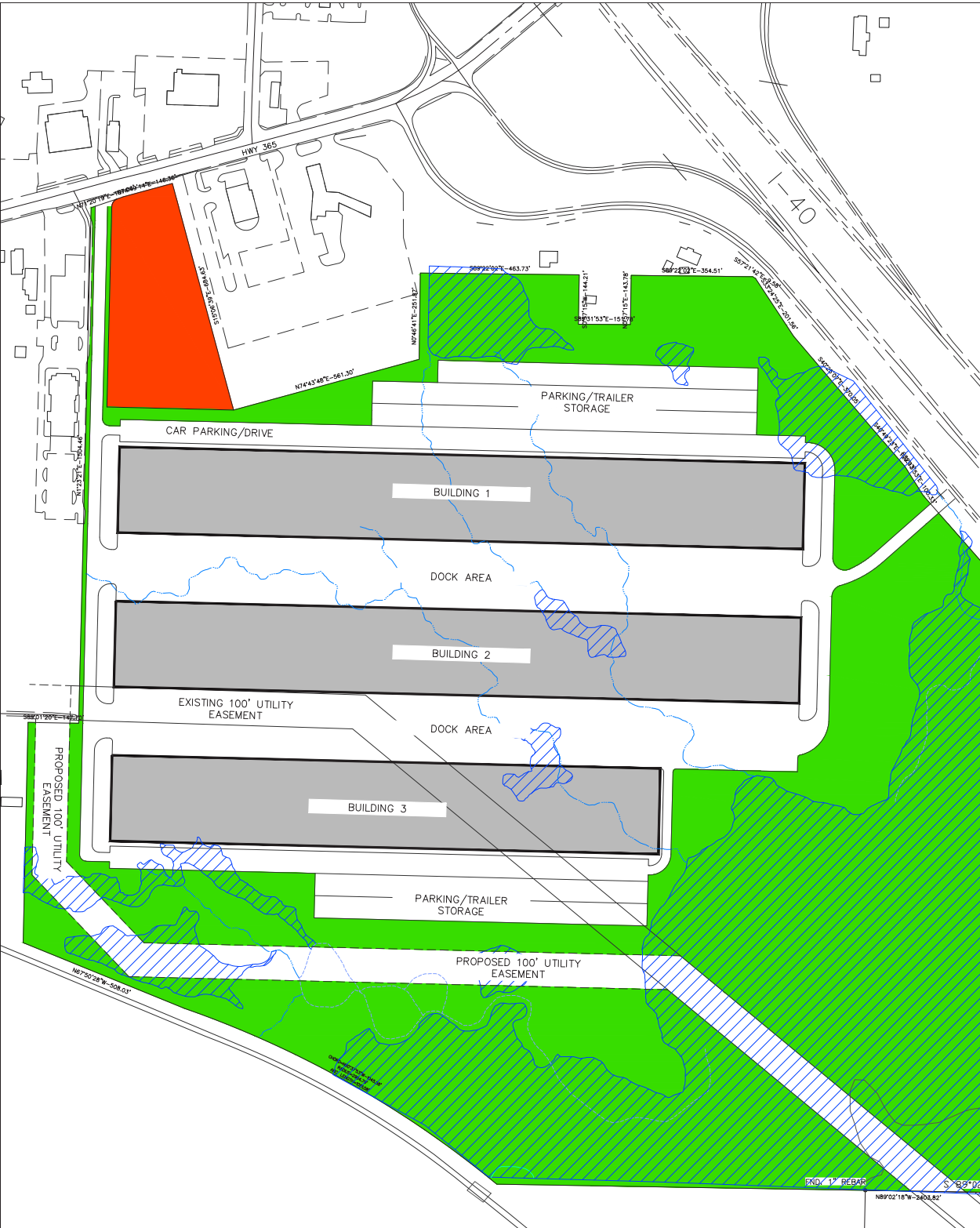
EXAMPLE DEVELOPMENT PLAN

I-40 & HIGHWAY 365 | MAUMELLE, AR



CUSHMAN &
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sage
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Legend for land use designations:

- LIGHT INDUSTRIAL (Gray box)
- COMMERCIAL (Red box)
- TRACT (Green box)

Legend for water features:

- WETLANDS (Blue hatched box)
- EPHEMERAL STREAM (Blue dashed line)
- INTERMITTENT STREAM (Blue dotted line)
- HISTORICAL INTERMITTENT STREAM (Blue solid line)

Scale and project information:

SCALE IN FEET
0 100 200 300

SEAL OF THE STATE OF ARKANSAS
JOE WHITE & ASSOCIATES, INC.
#3071

NO.	REVISION	DATE

Project details and contact information:

SITE PLAN
MAUMELLE MORGAN INTERCHANGE
INDUSTRIAL LOTS 1-4
AN ADDITION TO THE CITY OF MAUMELLE
PULASKI COUNTY, ARKANSAS

JOE WHITE & ASSOCIATES, INC.
CIVIL ENGINEERING - CONSULTING SERVICES - LAND SURVEYING
20 BARKING CIRCLE, SUITE 201 | LITTLE ROCK, ARKANSAS 72201
Phone: (501) 224-0000

DATE: OCTOBER 6, 2022
PROJECT NUMBER: 22-391J

SCALE: 1" = 100'

