



FOR LEASE

BENTONVILLE WAREHOUSE FOR LEASE

Property Highlights

- 227,356 ± SF Available
- Lease Rate: \$8.00/SF
- Can be demised to 25,000 ± SF
- 32' Clear Height
- 20 Dock Doors and 2 Drive-Ins
- 50' x 55' Column Spacing
- Located directly across from the Walmart Distribution Center
- Close proximity to I-49, XNA Airport and the Bentonville Municipal Airport

*information deemed reliable but not guaranteed

For more information, please contact:

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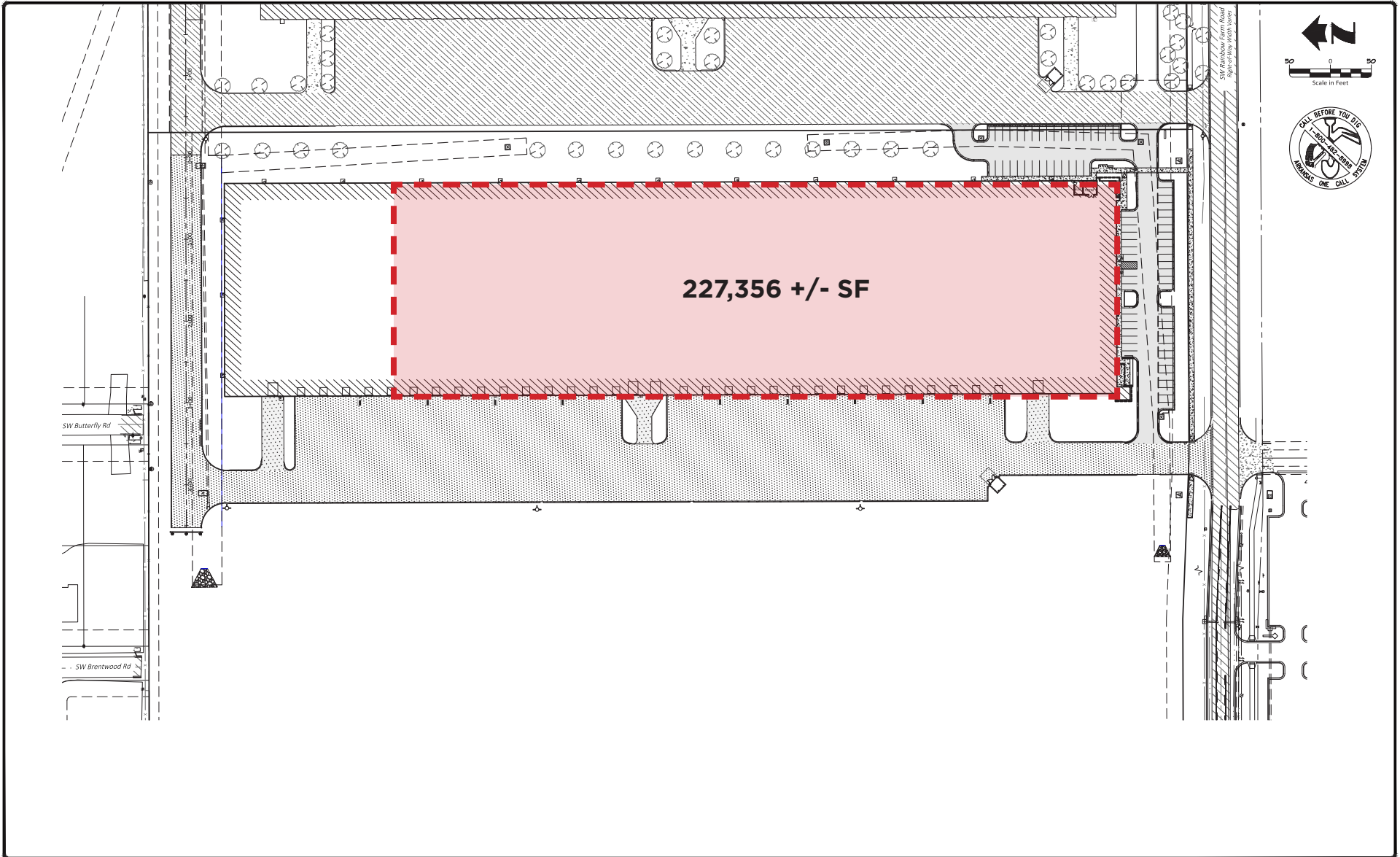
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PHOTOS 4300 N RAINBOW FARMS RD | BENTONVILLE, AR

CUSHMAN & WAKEFIELD

sage
PARTNERS





Drawing Date: 05/11/2023 10:00 AM Project Path: C:\Users\jrlak\OneDrive\Documents\4300 N Rainbow Farms Road\4300 N Rainbow Farms Road.dwg Plot Date: 05/11/2023 10:00 AM Plot Path: C:\Users\jrlak\OneDrive\Documents\4300 N Rainbow Farms Road\4300 N Rainbow Farms Road.dwg

Revision	By	Date

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Drawn By KES/JRLA	Vertical Scale 1"
Approved By PRF	Horizontal Scale 1" = 50'
Date 05.11.2023	Plotting Scale 1
Project No CM-17	Drawing Name SITE PLAN

GATEWAY NORTH 200
at 4300 SW RAINBOW FARMS ROAD
Bentonville, Benton County, Arkansas

SITE DIMENSION PLAN

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