



FOR SUBLEASE

QSR Opportunity with Drive-Through

For Sublease: 4601 Northshore Dr,
North Little Rock, AR

Features

- +/- 2,000 SF space on 1.89 AC
- Sublease rate: \$22.00/SF, NNN
- Less than a mile from I-430
- Approximately 70,000 VPD on I-430
- Signalized intersection right off I-430
- At the entrance of the Northshore Business Park
- Plug-and-play QSR opportunity

Sublease Rate:

\$22.00
SF, NNN

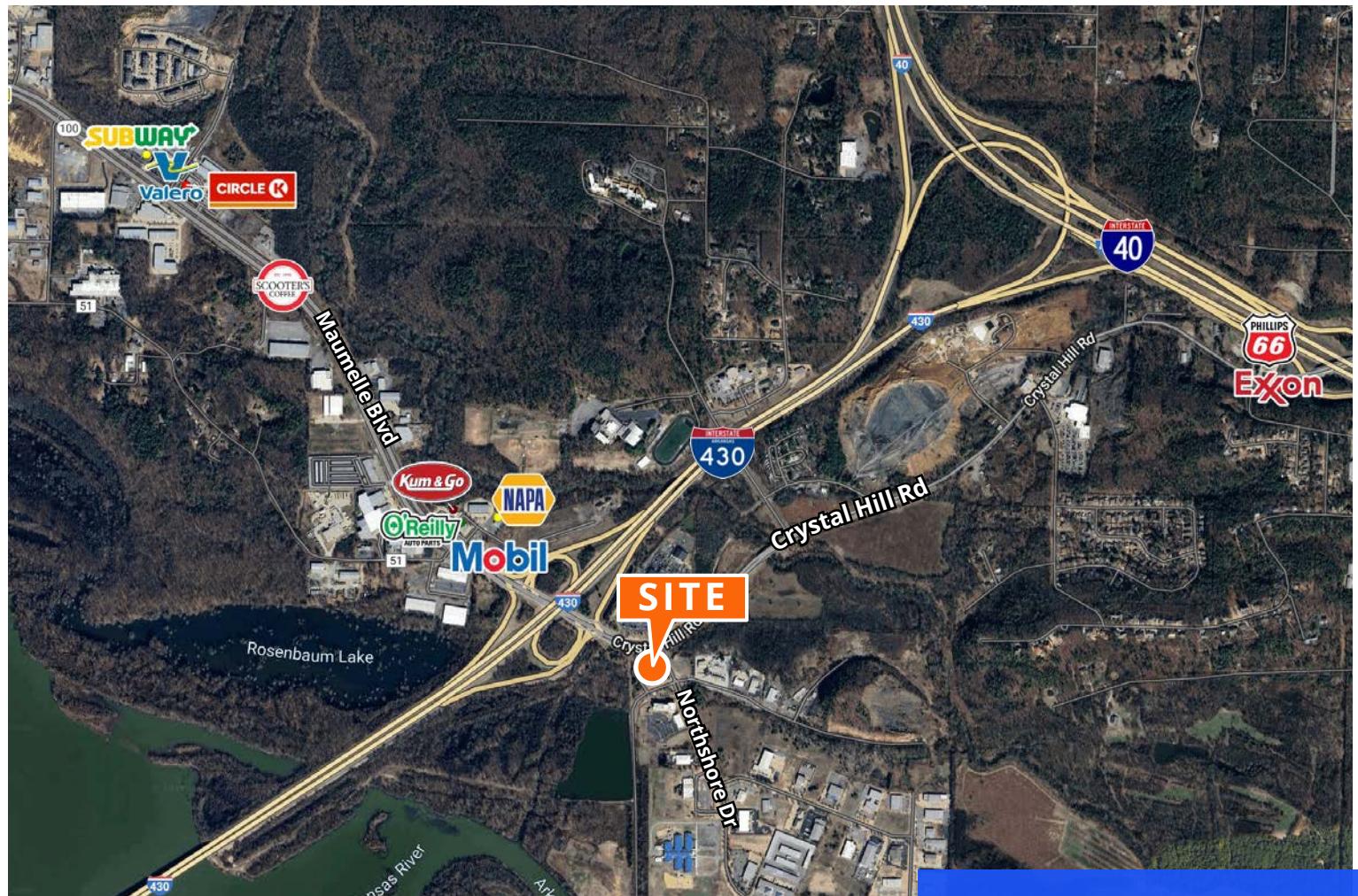
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Neighborhood Map



2023 Demographics

	1 Mile	3 Mile	5 Mile
Estimated Population	397	24,951	110,365
Estimated Households	166	12,257	51,425
Estimated Avg. Household Income	\$96,103	\$121,304	\$113,640

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