

FOR SALE

5005 Old Greenwood Rd
Fort Smith, AR 72903

\$799,000



Industrial property for sale with approximately 8,300 square feet comprised of 6,100 square feet of warehouse and 2,200 square feet of office space. Office has a large conference room, reception, 3 private offices, work space, break room, and two bathrooms. Warehouse fitted with one 12' dock door and two 14' automatic roll up doors. Large fenced and secured yard for exterior storage and use. Turn key property with a fresh remodel and new roof, offering an owner/user an opportunity to get up and running quickly in a functional and high visibility location. Price reduced to \$799,000. Located seconds from Interstate 540, this section of Old Greenwood Road averages 18,000 vehicles per day. McDonald's and Chick-Fil-A located directly across the road. Neighboring businesses include Luther Stem Pools, AutoPlex Collision, Arcadia Roofing, Michael Collins PA, Fort Smith Industrial Supply, IRS Office, and U-Storage. Half of a mile from Fort Smith Pavilion Shopping Center anchored by Target.



SEITER & WRIGHT
COMMERCIAL PROPERTIES
3307 OLD GREENWOOD RD, STE A - FT SMITH, AR

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