

# WAREHOUSE + STORAGE YARD FOR LEASE

1457A E ROBINSON AVE, SPRINGDALE, AR



**FOCUS**  
COMMERCIAL REAL ESTATE

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## LEASE OVERVIEW

**TOTAL BUILDING SF:** 14,880 SF

**BUILDING & YARD RENT:** \$12.00 PSF | NNN

**GRADE LEVEL DOORS:** 14

**LAYDOWN YARD:** ±1.85 ACRES

**WALL HEIGHT:** 19'

**PEAK HEIGHT:** 24'

**PARKING:** 20 — 25

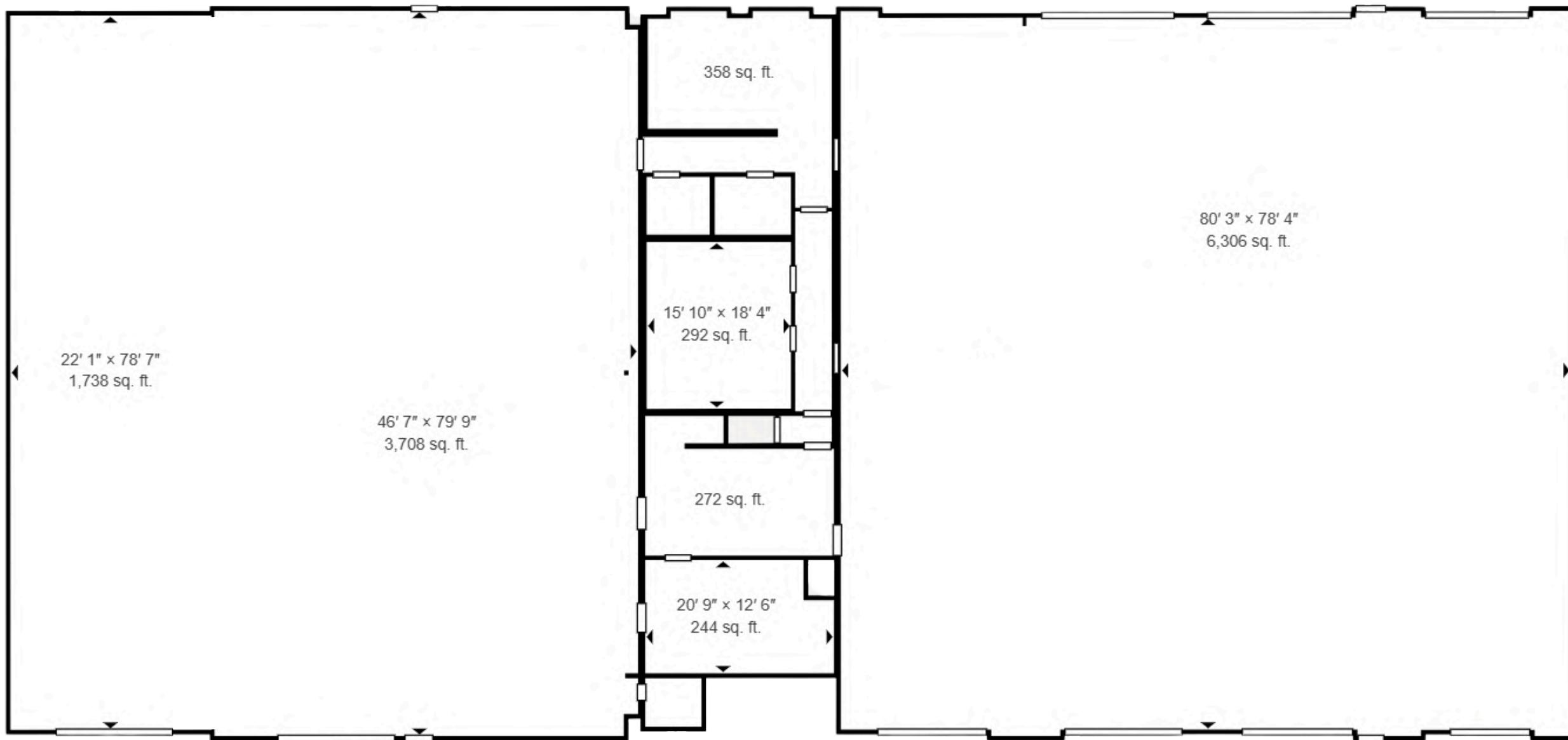
**OFFICE SF:** ±1,200 SF

## PROPERTY HIGHLIGHTS

LOCATED ON HIGHWAY 412 LESS THAN FIVE MILES FROM INTERSTATE-49, THIS ±14,880 SF WAREHOUSE INCLUDES ±1,200 SF OF OFFICE SPACE, 14 GRADE-LEVEL DOORS, 19' WALL HEIGHT, 24' PEAK HEIGHT, AND 20–25 PARKING SPACES. THE PROPERTY ALSO OFFERS 1.85 ACRES OF YARD SPACE AVAILABLE FOR LEASE, ALONG WITH COMPRESSED AIR LINES THROUGHOUT THE FACILITY, AND PYLON SIGNAGE IS AVAILABLE FOR ADDITIONAL VISIBILITY.

**VIRTUAL TOUR**







# 1457A E ROBINSON AVE, SPRINGDALE, AR 72764

INTERIOR WAREHOUSE PHOTOS



# 1457A E ROBINSON AVE, SPRINGDALE, AR 72764

INTERIOR OFFICE PHOTOS



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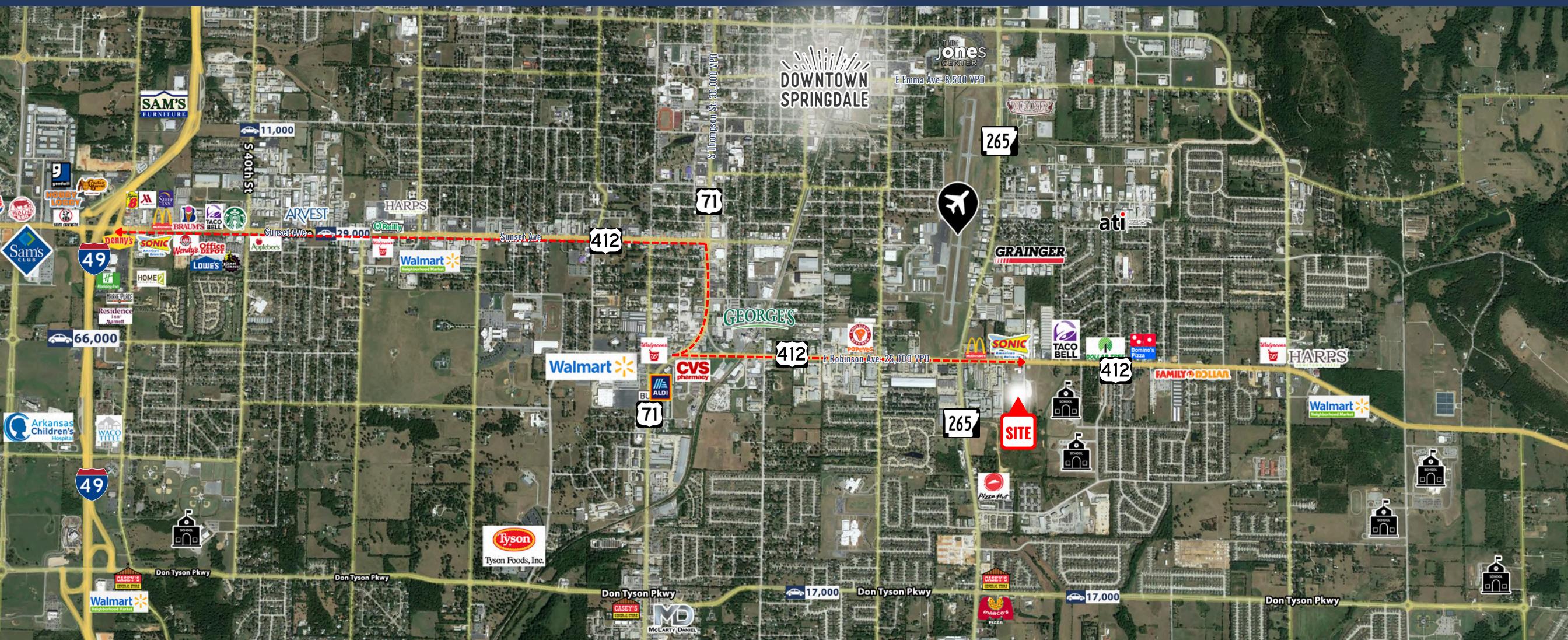
PYLON SIGNAGE AVAILABLE











### INTERSTATE-49

4.5 MILES 11 MIN

### HWY 71B

1.6 MILES 6 MIN

### HWY 412

0.1 MILES 0 MIN





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WE FOCUS ON REAL RESULTS FOR OUR CLIENTS

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