



FOR LEASE

Asking Price:

**\$22.00**  
PSF, Full Service

Contact us:

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**Colliers | Arkansas**

1 Allied Drive, Suite 1500  
Little Rock, AR 72202  
P: +1 501 372 6161  
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# 4701 Fairway Avenue, North Little Rock, AR

## For Lease: Medical Office Space

### Features

- Suite 1: Approximately 5,100 SF
- Lease rate: \$22.00/SF, full service
- Easy access from McCain Boulevard
- Parking ratio: 4/1,000 SF
- Zoning: "C-3," Commercial
- Former clinic space
- Within walking distance to numerous restaurants
- Surrounded by North Little Rock's most dense residential neighborhoods

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# For Lease



- THE HONEY BAKED Ham
- crumbl cookies
- GNC LIVE WELL
- FIVE GUYS BURGERS AND FRIES
- Black Bear Diner
- Kirkland's
- ULTA
- Great Clips
- SHOE CARNIVAL
- FRIDAYS
- FIREHOUSE SUBS
- Tanger
- toby
- LANE BRYANT
- AT&T
- DOLLAR TREE
- JOANN
- cicis pizza

## 2024 Demographics

	1 Mile	3 Mile	5 Mile
Estimated Population	8,686	56,017	97,041
Estimated Households	3,866	24,737	44,130
Estimated Avg. Household Income	\$124,117	\$88,235	\$84,742

### Contact us:

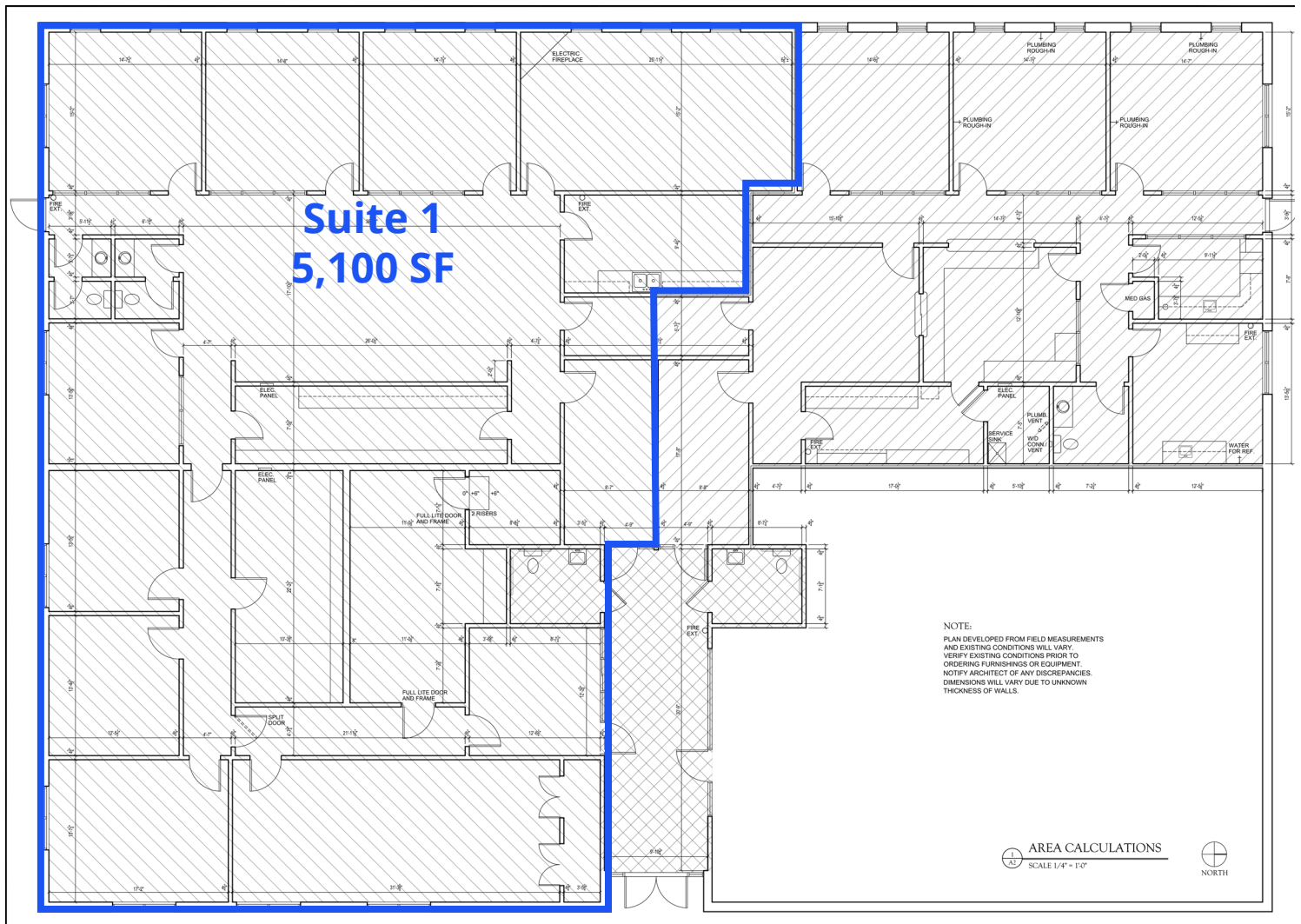
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# Floor Plan



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