

**SALE**

# 918 Garland St

**918 GARLAND ST**

Little Rock, AR 72201

**PRESENTED BY:**

**NATHAN HUTCHINS**

O: 501.912.3660

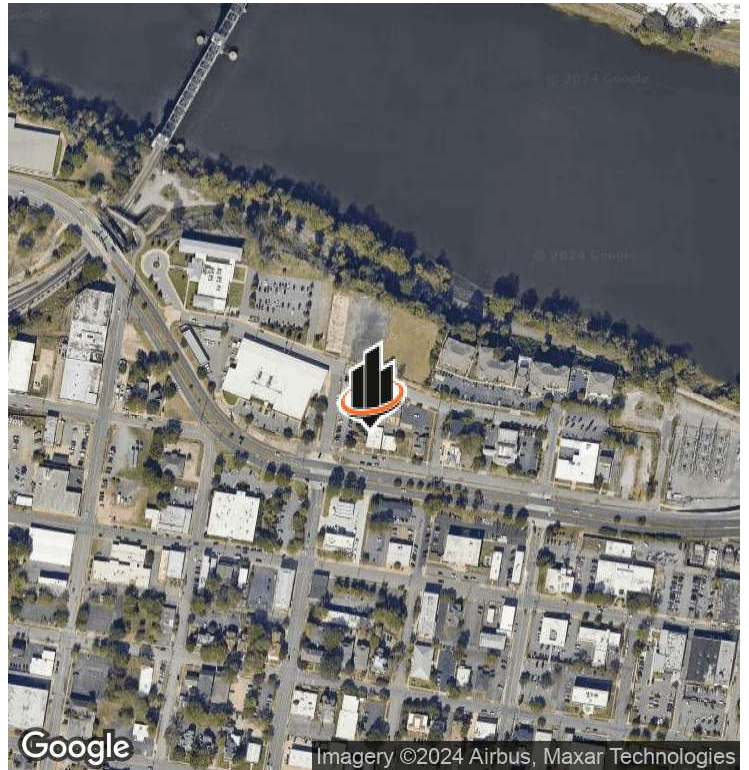
nathan.hutchins@svn.com

AR #PB00063530





# PROPERTY SUMMARY



## OFFERING SUMMARY

<b>SALE PRICE:</b>	\$282,000
<b>LOT SIZE:</b>	0.1 Acres
<b>BUILDING SIZE:</b>	2,390 SF

## PROPERTY DESCRIPTION

Presenting a prime opportunity for office investors, this 2,390 SF building is ideally located in the dynamic Little Rock area. Boasting a versatile layout, this property provides ample space for a range of office configurations, making it well-suited for various business needs. The building's timeless design and solid construction offer a solid foundation for investment, while its strategic location in the thriving Little Rock area ensures convenient access to key amenities and major thoroughfares. With its potential for customization and its advantageous placement, this property presents an enticing prospect for office investors seeking a strategic foothold in the vibrant Little Rock market.

## PROPERTY HIGHLIGHTS

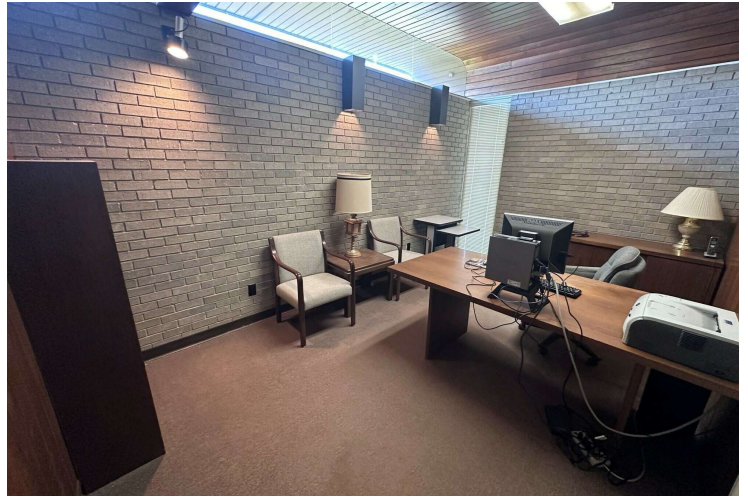
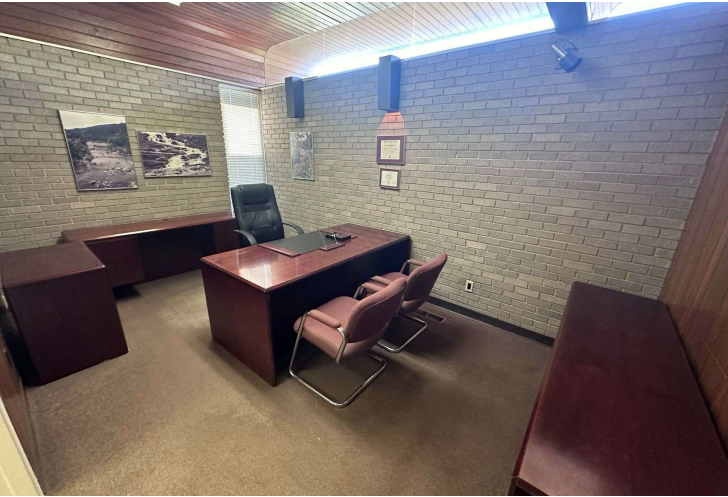
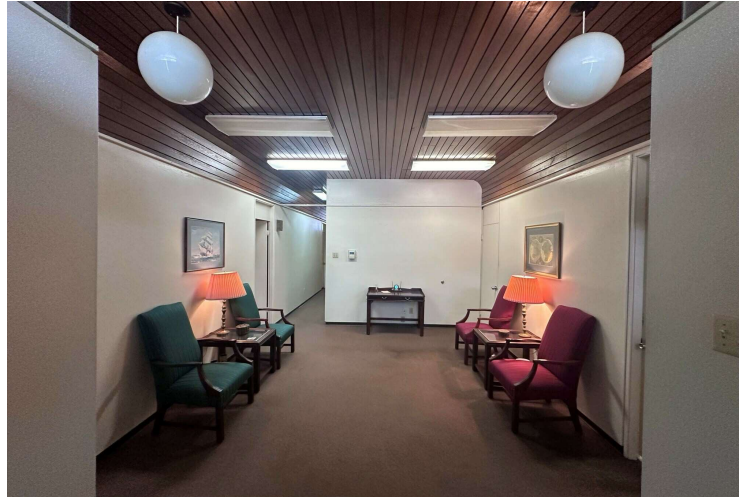
- - High visibility
- - Centrally located off of Cantrell Road
- - Ideal for a CPA, law firm, or single office user
- - Versatile layout for various office configurations
- - Ample 2,390 SF of well-designed office space

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## ADDITIONAL PHOTOS



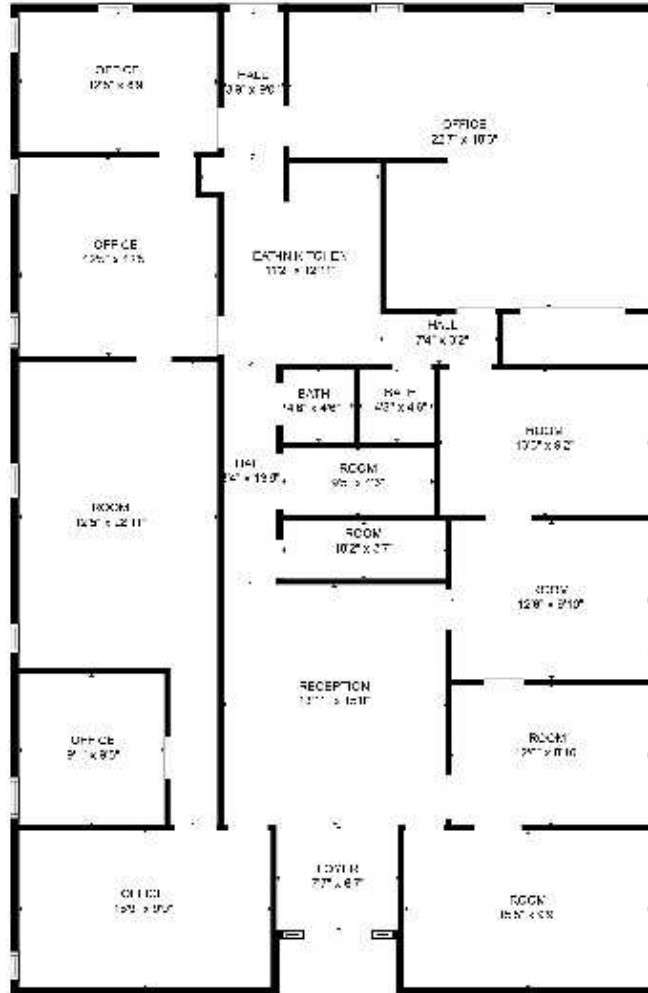
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# FLOOR PLAN



FLOOR PLAN CREATED BY CLICASA APP. MEASUREMENTS DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.

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# LOCATION MAP



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