

WAREHOUSE SPACE FOR LEASE

1107 SHAVER ST, UNIT A, SPRINGDALE, AR



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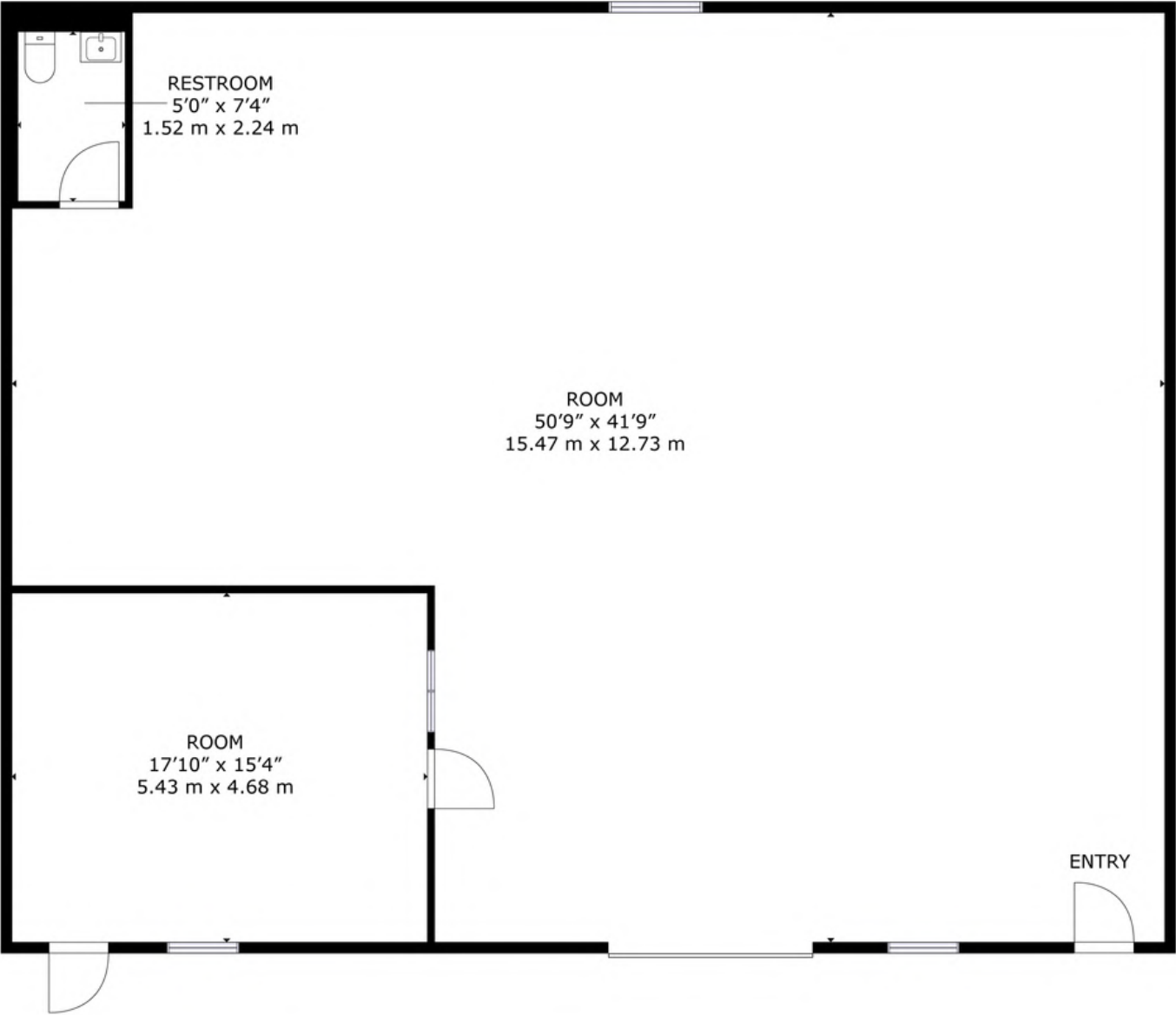
LEASE OVERVIEW

UNIT A:	2,253 SF
ASKING RENT:	\$13.50 PSF
RENT TYPE:	NNN
GRADE LEVEL DOORS:	1 (10' x 10')
MIN WALL HEIGHT:	14'
MAX PEAK HEIGHT:	17'
CLEAR SPAN:	12'
PARKING SPACES:	5-10
POWER CAPACITY:	400 AMP—THREE PHASE
OFFICE SF:	270 SF

PROPERTY HIGHLIGHTS

RARE INDUSTRIAL OPPORTUNITY IN SPRINGDALE, JUST A **ONE** MINUTE DRIVE TO I-49. THIS SITE FEATURES ONE GRADE LEVEL DOOR, A 270 SF OFFICE, AND ONE RESTROOM.

VIRTUAL TOUR







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SITE PHOTO



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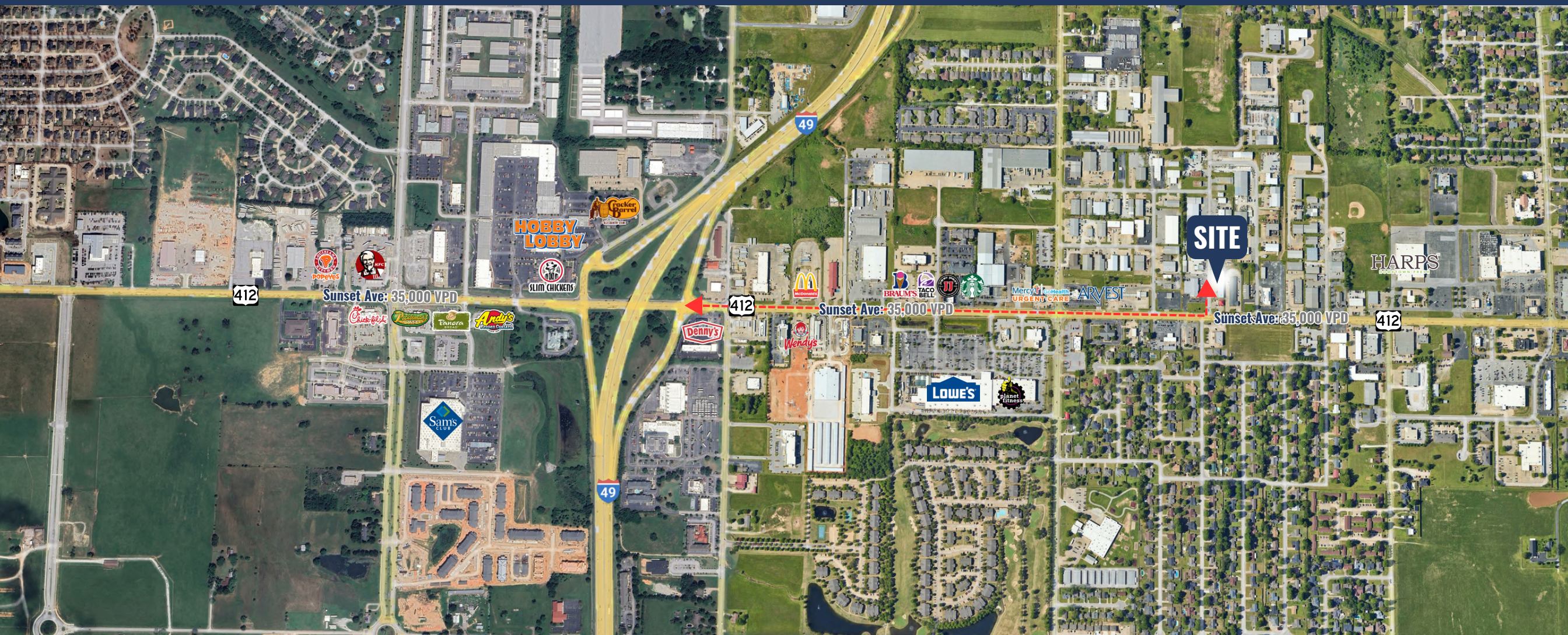
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INTERSTATE-49

🚛 1.0 MILE ⌚ 1 MIN

HWY 265

🚛 3.3 MILES ⌚ 9 MIN

HWY 71-B

🚛 1.7 MILES ⌚ 5 MIN

HWY 412

🚛 0.1 MILES ⌚ 0 MIN

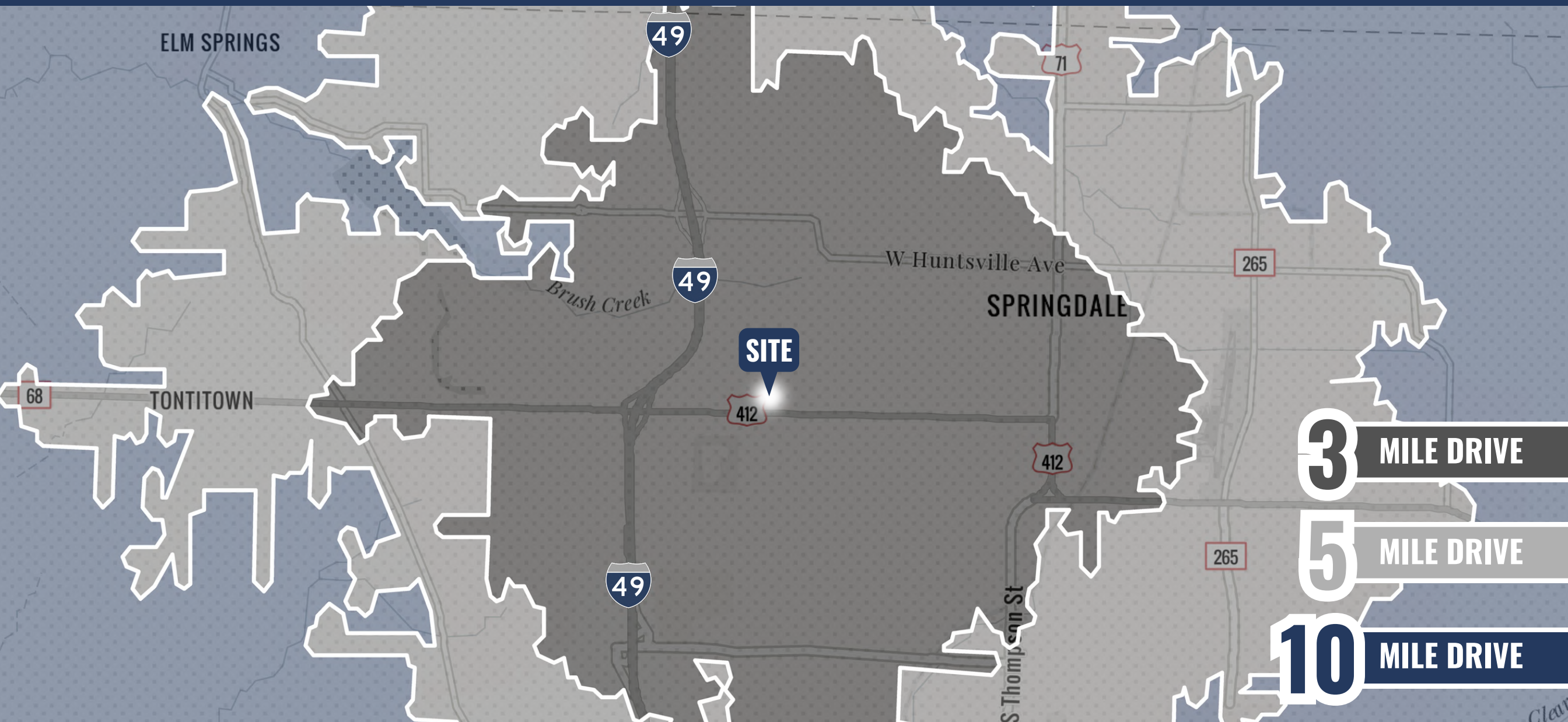


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DRIVE TIME MAP



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FOCUS

COMMERCIAL REAL ESTATE

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