

PRIME COMMERCIAL LOT AVAILABLE FOR SALE

Lot Size: .34 acres

11415 W. Markham Street, Little Rock, Arkansas 72211

Sale Price: \$650,000

HIGHLIGHTS

High-Visibility Location

Signalized Access

High Traffic Count (27,000 ADT)

Across from National Retail & Restaurant Uses

All Utilities at the Site



Offered Exclusively by:



5507 Ranch Drive, Suite 201 / Little Rock, 72223

Contact: Jill Bryant

Principal Broker

License: PB00048556

Office: 501-868-9790 Ext 113 (1 for VoiceMail)

Text: 501-604-4551

Email: jill@westgroupllc.com

W. Markham St



110'

SITE
.34 acres

To Traffic Signal →

137.49'

Building has been removed

Goodyear

Common Drive

135.13'

Common Drive

Car Wash (Self-Serve)

110'

Rock Creek



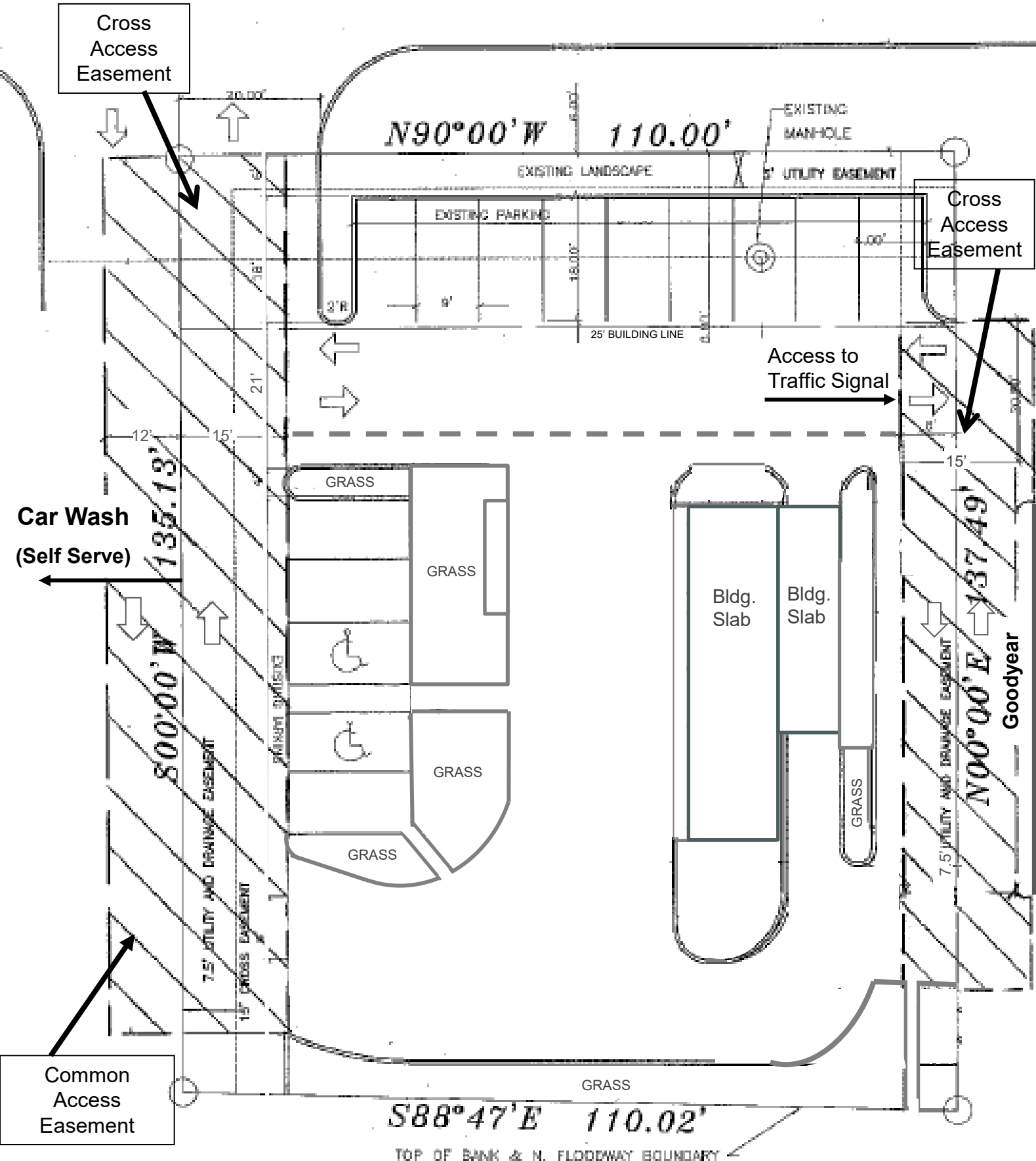
WEST MARKHAM STREET

Cross Access Easement

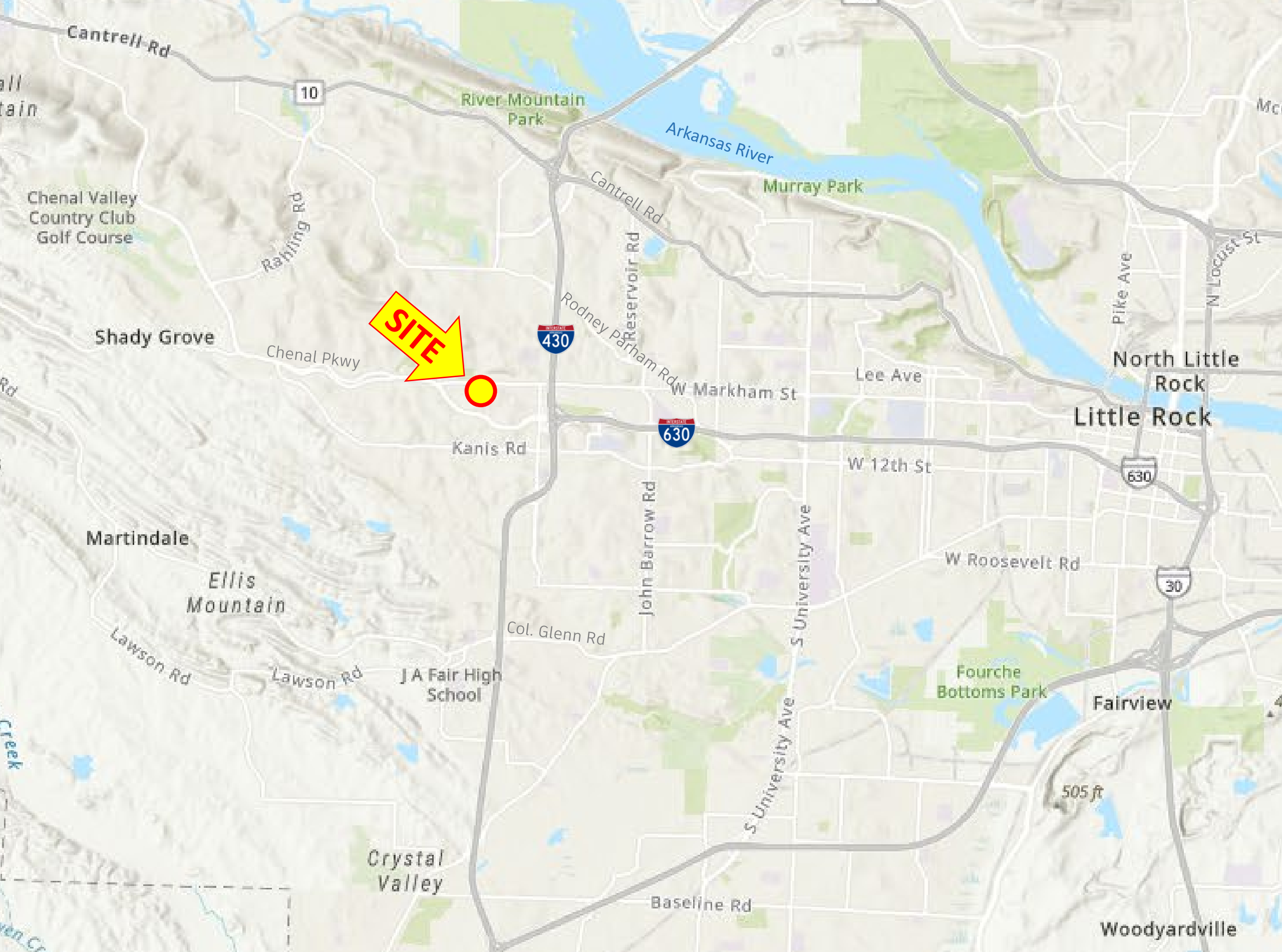
Cross Access Easement

Car Wash (Self Serve)

Common Access Easement







SITE



Cantrell Rd

10

River Mountain Park

Arkansas River

Murray Park

Chenal Valley Country Club Golf Course

Rahwing Rd

Cantrell Rd

Reservoir Rd

Rodney Parham Rd

430

Shady Grove

Chenal Pkwy

Pike Ave

N Locust St

North Little Rock

Little Rock

W Markham St

Lee Ave

630

Kanis Rd

W 12th St

630

Martindale

Ellis Mountain

W Roosevelt Rd

30

Lawson Rd

Lawson Rd

J.A. Fair High School

Col. Glenn Rd

John Barrow Rd

S University Ave

Fourche Bottoms Park

Fairview

505 ft

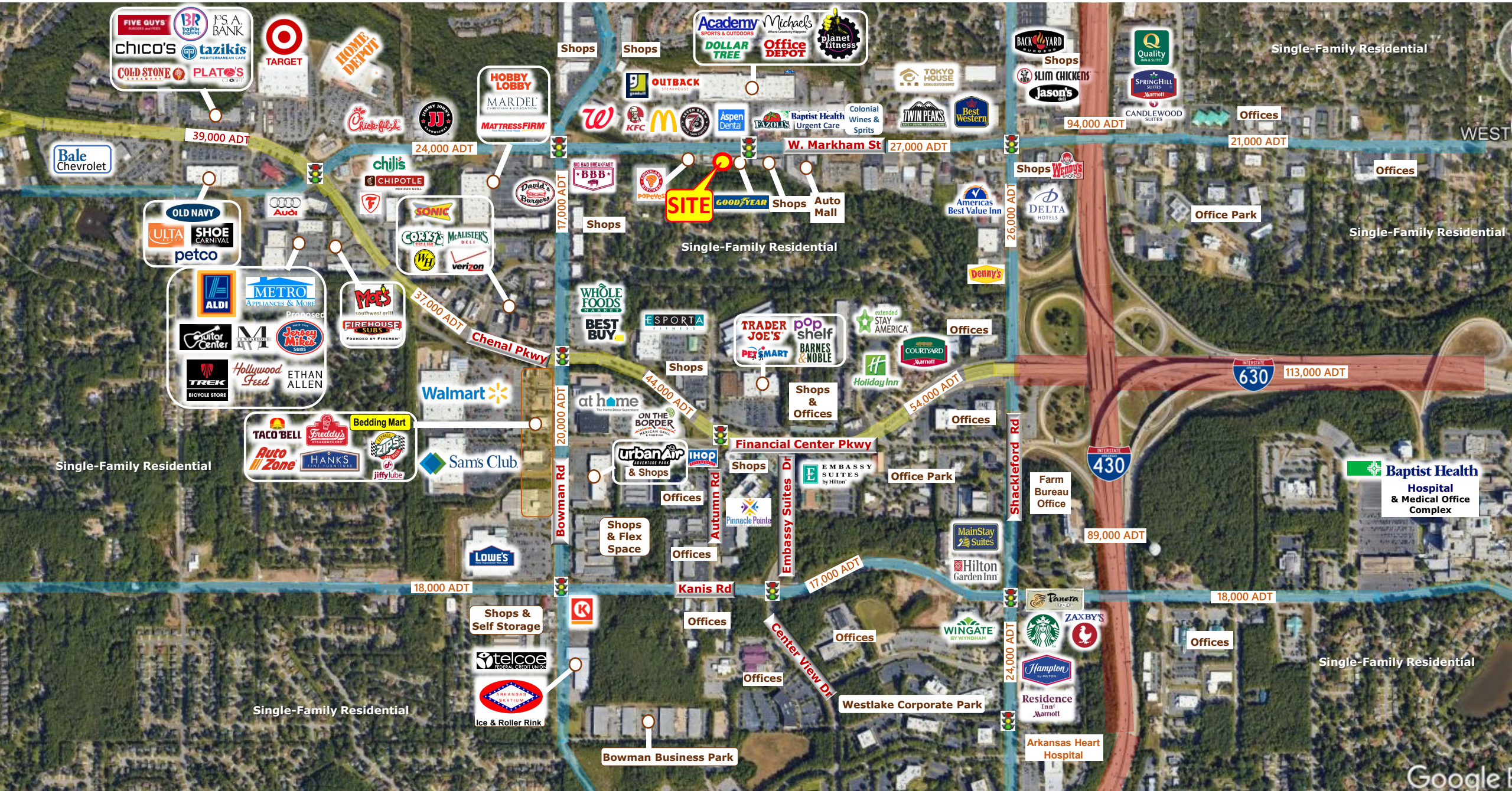
Crystal Valley

Baseline Rd

S University Ave

Woodyardville

AREA RETAIL & KEY USE AERIAL



NEIGHBORHOOD KEY USE AERIAL



NEIGHBORHOOD KEY USE AERIAL

27,000 ADT

SITE

Building has been removed

Signal Access

Self Serve Car Wash

GOODYEAR

POPEYE'S

THE ROCK Medical Center

Shops

Shops

Auto Mall

Gas Mart

W. Markham St

Rock Creek

Rock Creek

Markham Park Dr

Bowman Rd

9

Academy SPORTS & OUTDOORS

Office DEPOT

DOLLAR TREE

Michaels

planet fitness

OUTBACK STEAKHOUSE

Cleaners

W

SHERWIN WILLIAMS

DONNIE'S

Shops

KFC

McDonald's

SEVEN BREW

HEARTLAND DENTAL

Aspen Dental

FAZOLI'S

MEXICO Chiquito

Baptist Health Urgent Care

RNR TIRE EXPRESS

Colonial Wines & Sprits