

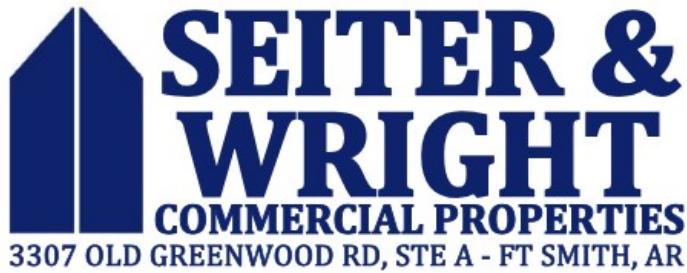
FOR LEASE OR SALE

2910 Jenny Lind Rd.
Fort Smith, AR 72901



Office building with 12,180 square feet. Layout consists of over 20 private offices, four restrooms, bullpen style open work area on both floors, and conference rooms on both floors. Each floor is 6,090 square feet. May be leased separately or together. Purchase price is \$315,000. Lease price is \$6,000 per month for entire building or \$3,250 for the top floor and \$3,000 for the bottom floor. Full service lease, tenant pays most utilities.

Neighboring users include Ramsey Middle School, Fairview Elementary School, Harps Grocery Store, Elite Home Health, Family Dollar, Circle K Convenience Store, Protec Insurance, Shelter Insurance, and Shirley's Tax Service.



"Commercial Real Estate Sales, Leasing, Property Management, and Development"

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