

**FOR SALE/LEASE**

## WEST LITTLE ROCK OFFICE BUILDING

### Property Highlights

- 5,964 SF single-story office building Located next to the Bank OZK headquarters in The Ranch in West Little Rock
- Sale Price: \$1,250,000 (\$209.59/SF)
- Lease Rate: \$20.00/SF NNN
- Building easily demises for two separate office spaces
- 9 offices, multiple workstations, 2 bathrooms, 2 conference rooms, kitchen/breakroom, reception area, and storage
- Easy access to Hwy 10, seeing 21,000 VPD

**For more information, please contact:**

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