

FOR SALE

3415

Town & Country Ave

LITTLE ROCK | AR

18-Unit Apartment
Complex



Colliers | Arkansas
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Building Specifications

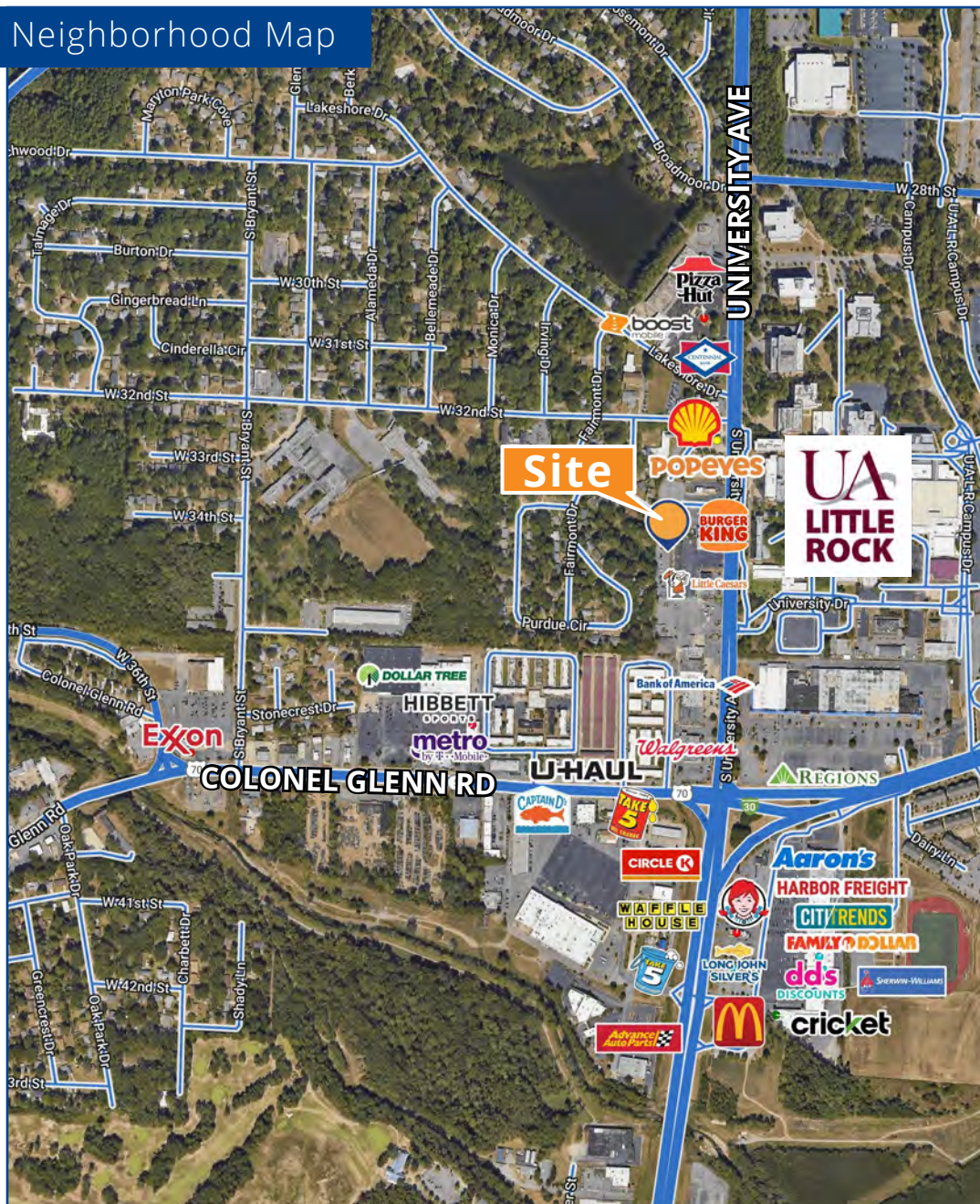
3415 Town & Country Avenue is an 18-unit multifamily complex centrally located in Little Rock consisting of all two-bedroom units. Total square feet is 11,580 on 0.66 acres. The complex is located across from the University of Arkansas at Little Rock.

Building Highlights





- **Reduced sale price: \$995,000 (\$55,278/door)**
- Fully occupied
- Year built: 1963
- NOI: \$84,176.46
- Gated facility



Neighborhood Map



Area Demographics (2023)

	1 Mile	3 Mile	5 Mile
 Estimated Population	7,249	64,808	150,007
 Estimated Households	2,689	27,016	66,982
 Average Household Income	\$48,549	\$68,114	\$84,803
 Projected Average Household Income (2028)	\$52,098	\$74,603	\$94,474



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