

# FOR SALE

## \$995,000



Visit our website!

8505 Ball Road  
Fort Smith, AR 72908



**INVESTMENT OPPORTUNITY!** Large office with 22,250 square feet available for purchase. Building is currently leased to a publicly traded long-term tenant. Purchase price is \$995,000. Land to the east also available for purchase. Located less than 1 mile from Interstate 540 across from Planters Manufacturing on Planters Road. Situated at the corner of Ball Road and Planters Road.



**NUNNELEE  
WRIGHT**  
COMMERCIAL PROPERTIES  
3307 Old Greenwood Road, Suite A - Fort Smith, AR 72903

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

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**Jerry Seiter** Principal Broker  
jerry@nunneleewright.com

**Damon Wright** Executive Broker  
damon@nunneleewright.com

**Jackson Mendenhall, CCIM** Associate Broker  
jackson@nunneleewright.com

**479-785-4343**

**nunneleewright.com**