



Colliers

# Commercial Land for Sale

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## Maumelle Blvd, North Little Rock, AR

### Features:

- +/- 4 acres with Maumelle Blvd frontage @ \$12.00/SF (will subdivide)
- +/- 123 acres @ \$5.00/SF (will subdivide)
- Zoned: Commercial, C-4
- Traffic counts: approximately 54,000 vehicles per day on Maumelle Blvd
- Easy, quick access to I-430, Northshore Business Park, North Little Rock and west Little Rock
- Maumelle Boulevard frontage
- Well-positioned, pad-ready and near pad-ready acreage
- Multifamily and office development potential

1 Allied Drive, Suite 1500  
Little Rock, AR 72202  
P: +1 501 372 6161  
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colliers.com/arkansas

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Accelerating success.



# For Sale

## 2021 Demographics

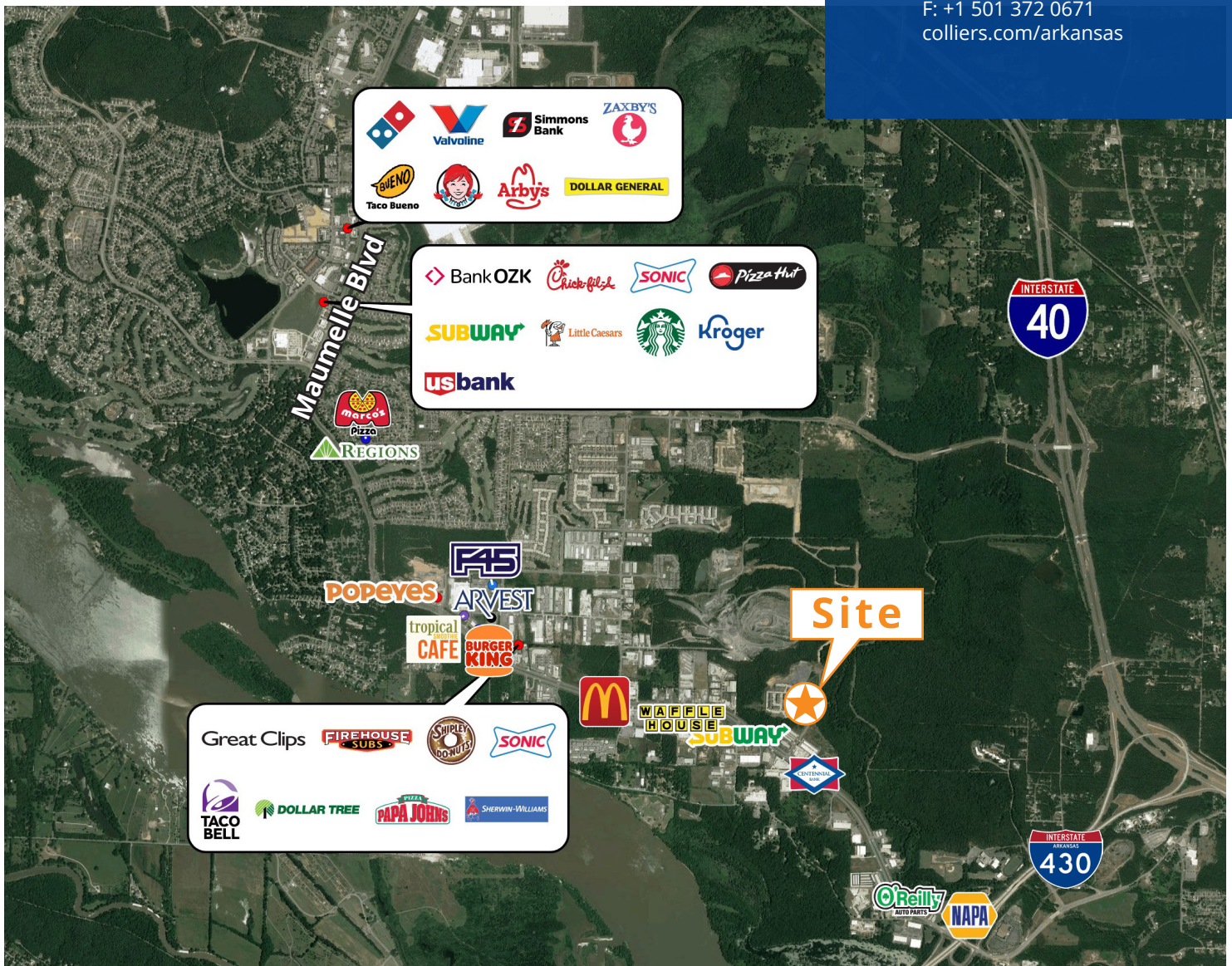
	1 Mile	3 Mile	5 Mile
Est. Population	2,494	17,899	83,170
Est. Households	1,227	8,371	38,837
Est. Average Household Income	\$71,451	\$89,202	\$105,273

### Contact Us:

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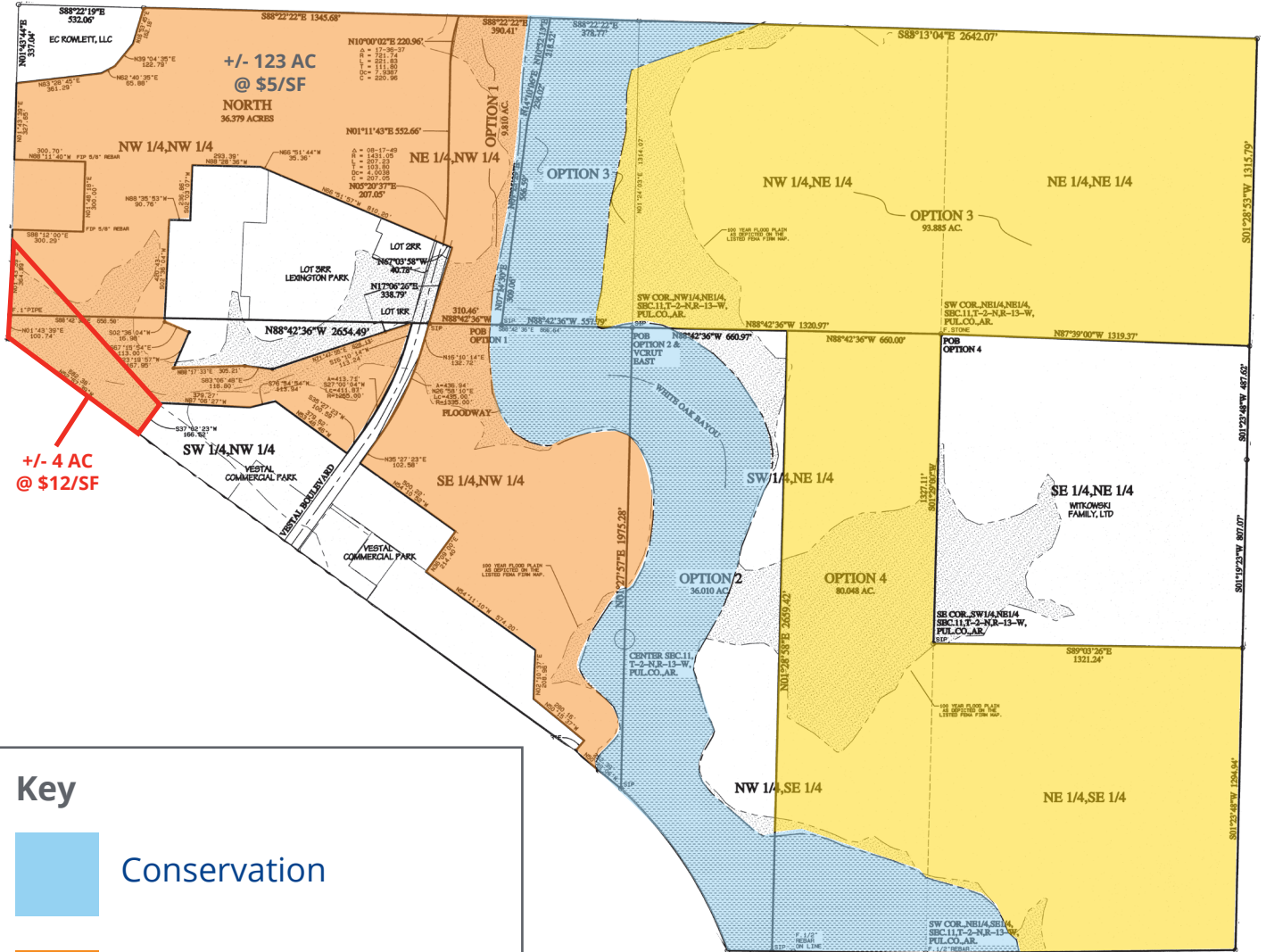
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**+/- 4 AC  
@ \$12/SF**

**Key**

- Conservation
- C-4, Commercial
- R-1/R-4, Residential

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