

The Tower Building

Fourth and Center Streets
Downtown Little Rock, AR



FOR LEASE



Property Highlights

- Located in the center of the Commercial Corridor
- Walk to hotels, Main Street, Courthouse, Federal Building and the River Market
- Adjacent parking deck with valet available or self park options
- Home of Bray's Gourmet Deli, Mary Ams Grill, two salons, meeting room and other amenities
- Full Service, All Inclusive
- Lobby space available for Office/Medical/Retail
- Upper river view floors available for Office/Classrooms

FOR MORE INFORMATION
PLEASE CONTACT:



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THE TOWER BUILDING



**323 Center Street
Little Rock, Arkansas**

Centrally Located In The Heart Of Downtown Little Rock,
The Tower Building Offers You The Most Convenient Location And Modern
Amenities For Your Business Needs



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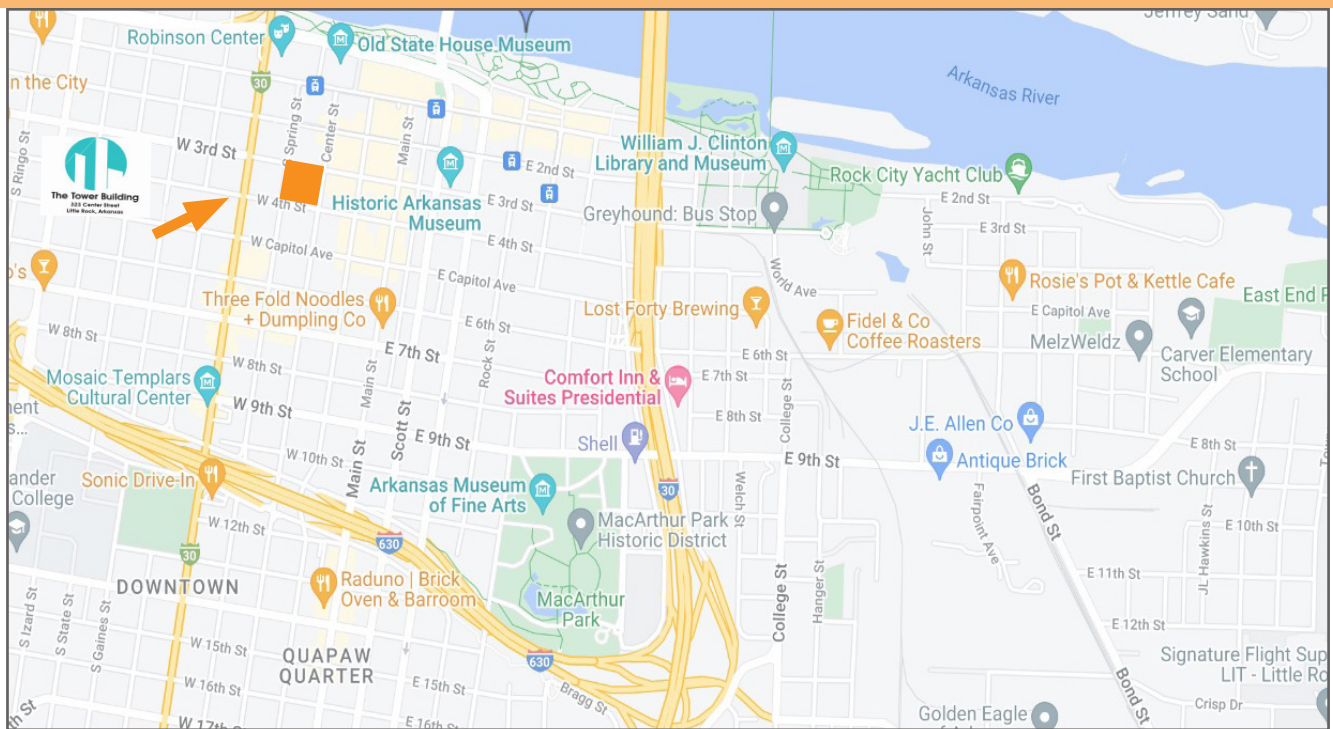
The Tower Building

The eighteen story Tower Building and Parking Deck is centrally located at the heart of downtown Little Rock, at the corner of Fourth and Center Streets. The building is one block from Main Street, one block from the AC Marriott Hotel, convenient to the Technology Park, River Market, Hotels, Convention Center, and all offices and restaurants on Capital Avenue and Main Street. It is also walking distance to the Courthouse and Federal Building.

The Lobby, also called the Gallery, was recently renovated and offers retail space available for lease. The Lobby focal point is The Quest, an original sculpture piece designed for Winthrop Rockefeller, who was one of the original developers, and loaned to the building in 2019. World renowned artwork flashes on video screen in the hall connecting to the Tower Building Parking Garage.

Major tenants of the building include the Offices of the Attorney General, and other legal, professional and medical offices throughout the building.

AERIAL The Tower Building Fourth and Center Street, Downtown Little Rock, Arkansas



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The Tower Building

The Tower Building offers the most convenient location with every amenity for your Business needs

Features:


- **Covered parking with valet service at the adjacent Tower Building Parking Deck**
- **Tenant friendly owner management and maintenance staff**
- **Meeting room available for tenant use**
- **Restaurants, catering, deli, salons, medical cosmetic in Lobby “Gallery”**
- **All utilities and daily janitorial provided, ADA accessible**
- **24-hour access, secured outer doors and elevator coded for after business hours**
- **Fed Ex drop location on the ground floor**
- **Building wired for fiber optic, T1 Data lines and DLS communications with several local and national vendors**

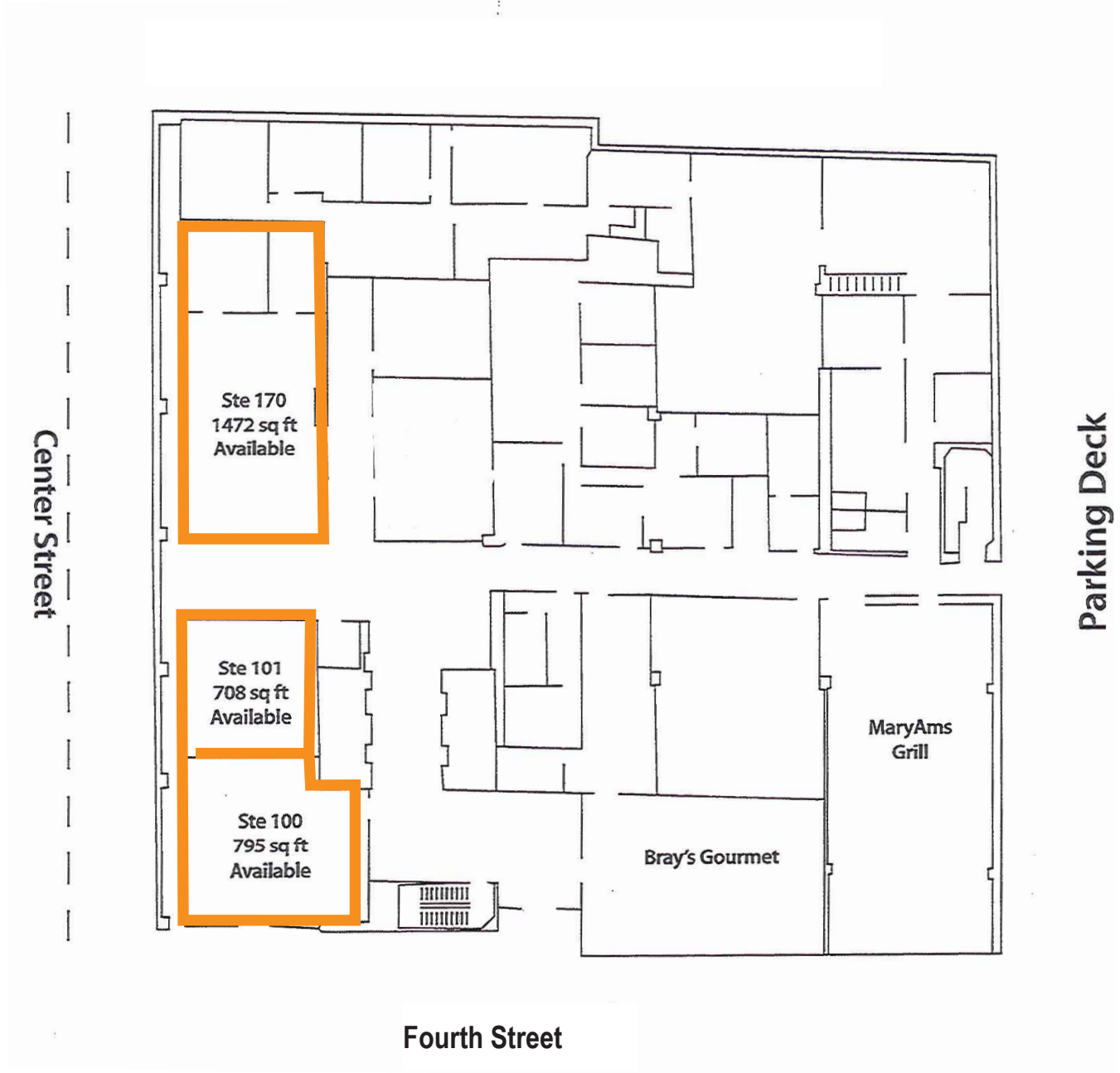


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Floor Plan - Lobby Retail For Lease

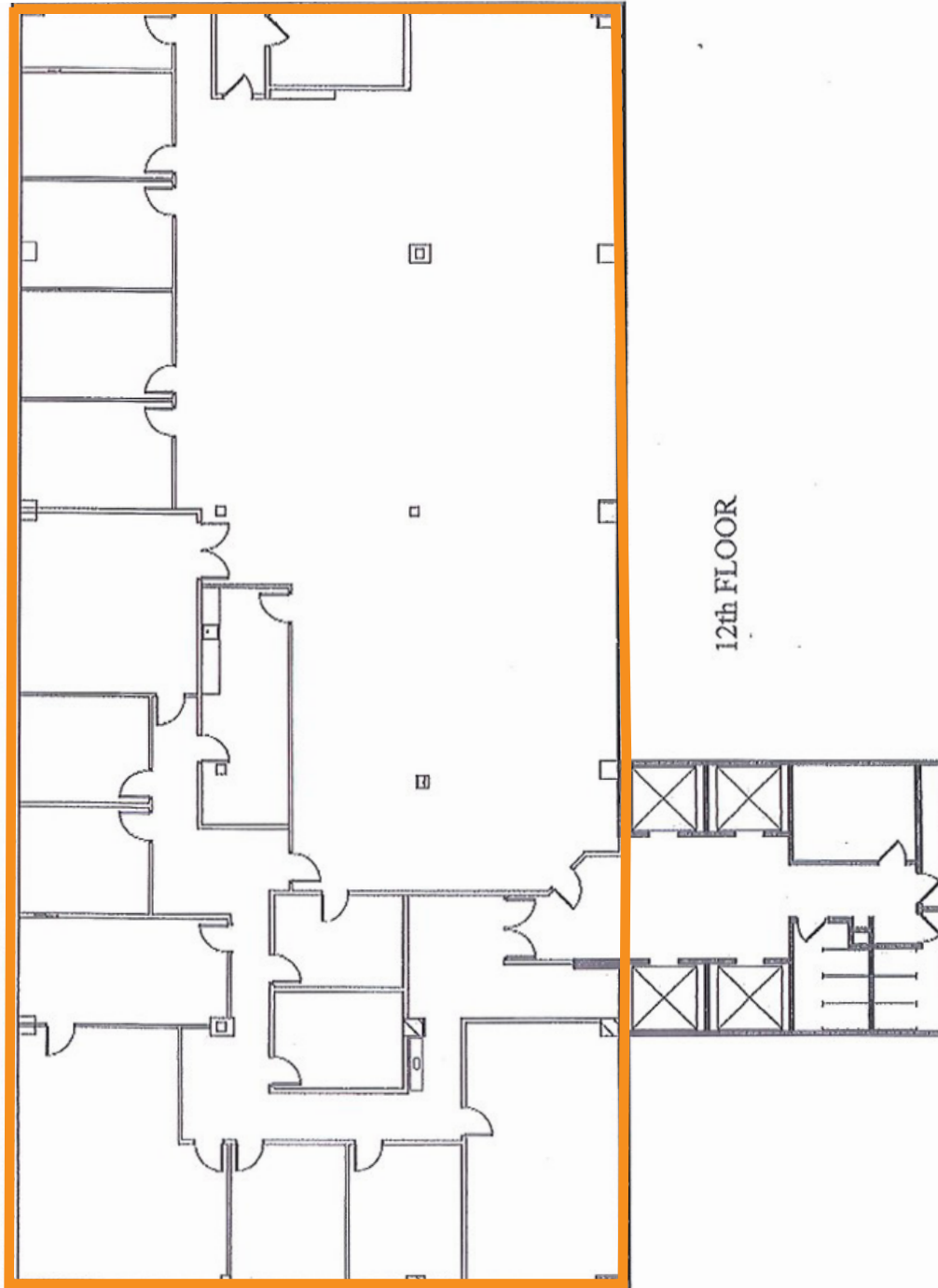
Available = 



The Tower Building

Floor Plan - 12th Floor, 9,305 SF Available

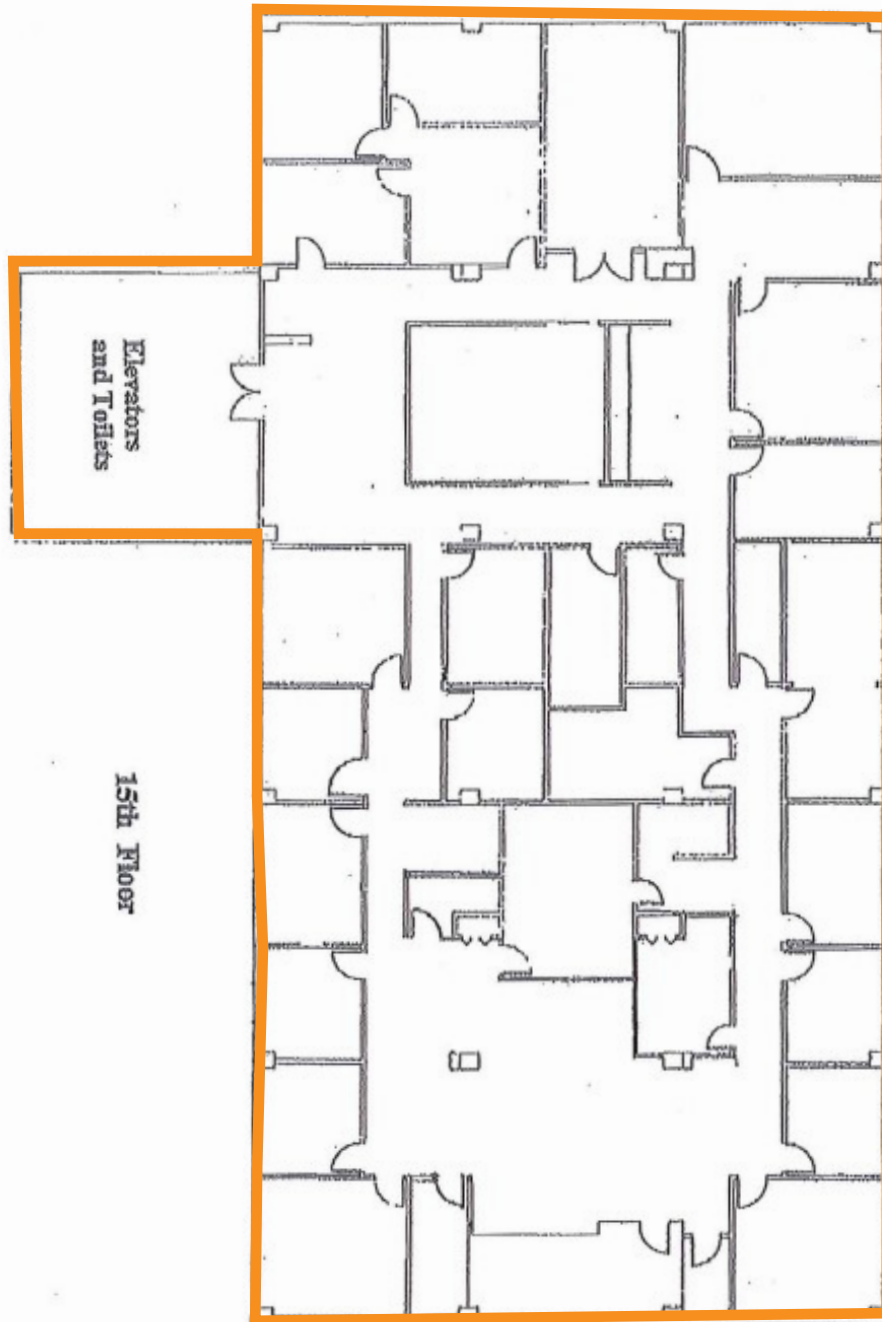
Move In Condition



The Tower Building

15th Floor - 9,305 SF Available

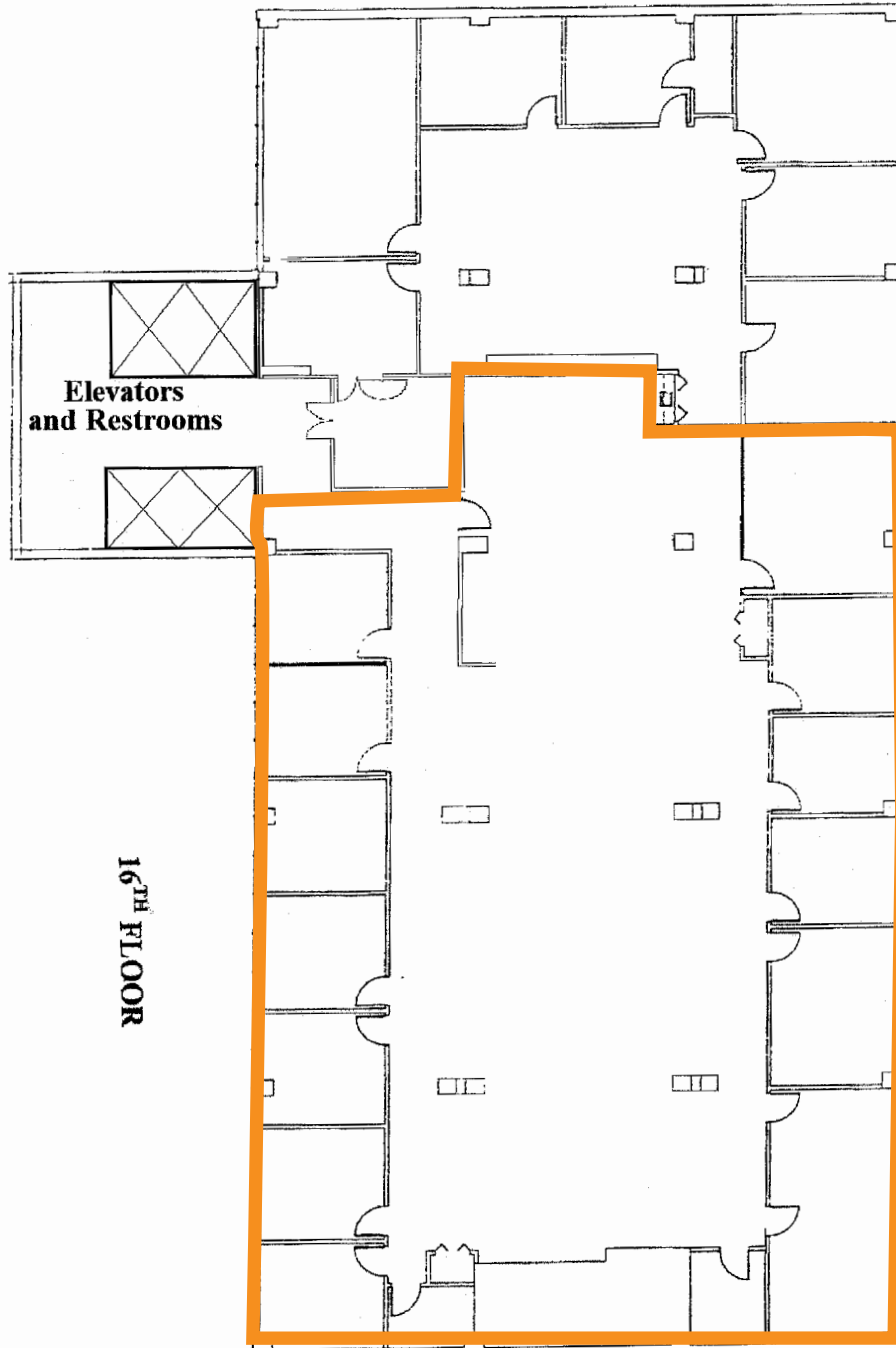
Will construct to your specifications



The Tower Building

Floor Plan - 16th Floor, 2,000 - 6,200 SF Available

Will construct to your specification



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