

555C N 13TH ST, ROGERS, AR 72756

3,000 SF FLEX SPACE FOR LEASE



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LEASE OVERVIEW

AVAILABLE:	3,000 SF
RENTAL RATE:	\$10.50 PSF
RENT TYPE:	NNN
MIN WALL HEIGHT:	13'
PEAK HEIGHT:	13'
PARKING:	4 SPACES
POWER CAPACITY:	3-PHASE

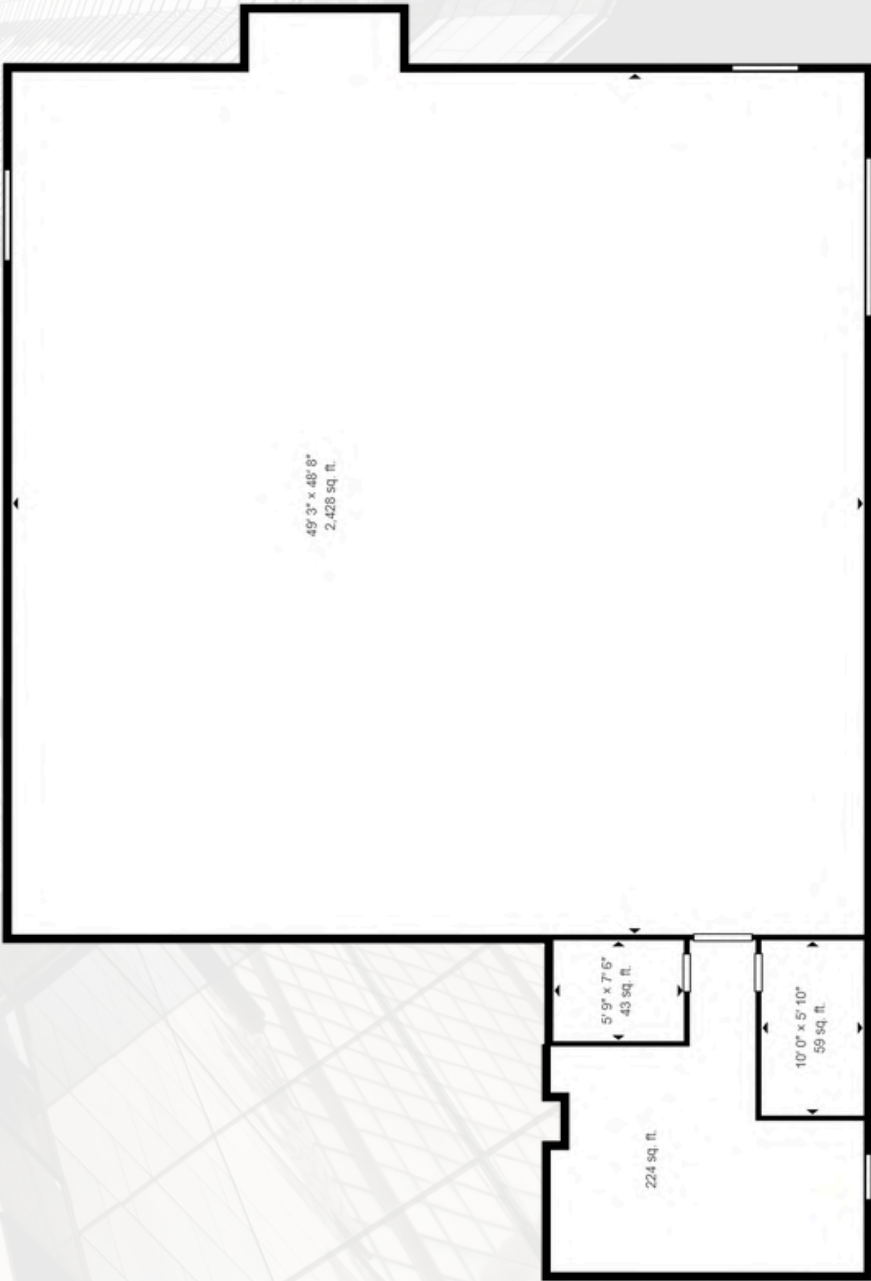
EXECUTIVE SUMMARY

THIS ±3,000 SF FLEX SPACE OFFERS FULLY CONDITIONED STORAGE WITH A KITCHENETTE AND TWO RESTROOMS. THE SUITE FEATURES THREE-PHASE POWER, FOUR PARKING SPACES, 13' CEILING HEIGHTS AND ACCESS TO A SHARED DOCK LOCATED TO THE LEFT OF THE UNIT. CONVENIENTLY LOCATED JUST 3.3 MILES FROM INTERSTATE 49, THE PROPERTY IS AVAILABLE FOR LEASE AT \$10.50 PSF, NNN.

[🔗 VIRTUAL TOUR 🔗](#)

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FLOOR PLAN



INTERIOR PHOTOS



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AERIAL VIEW



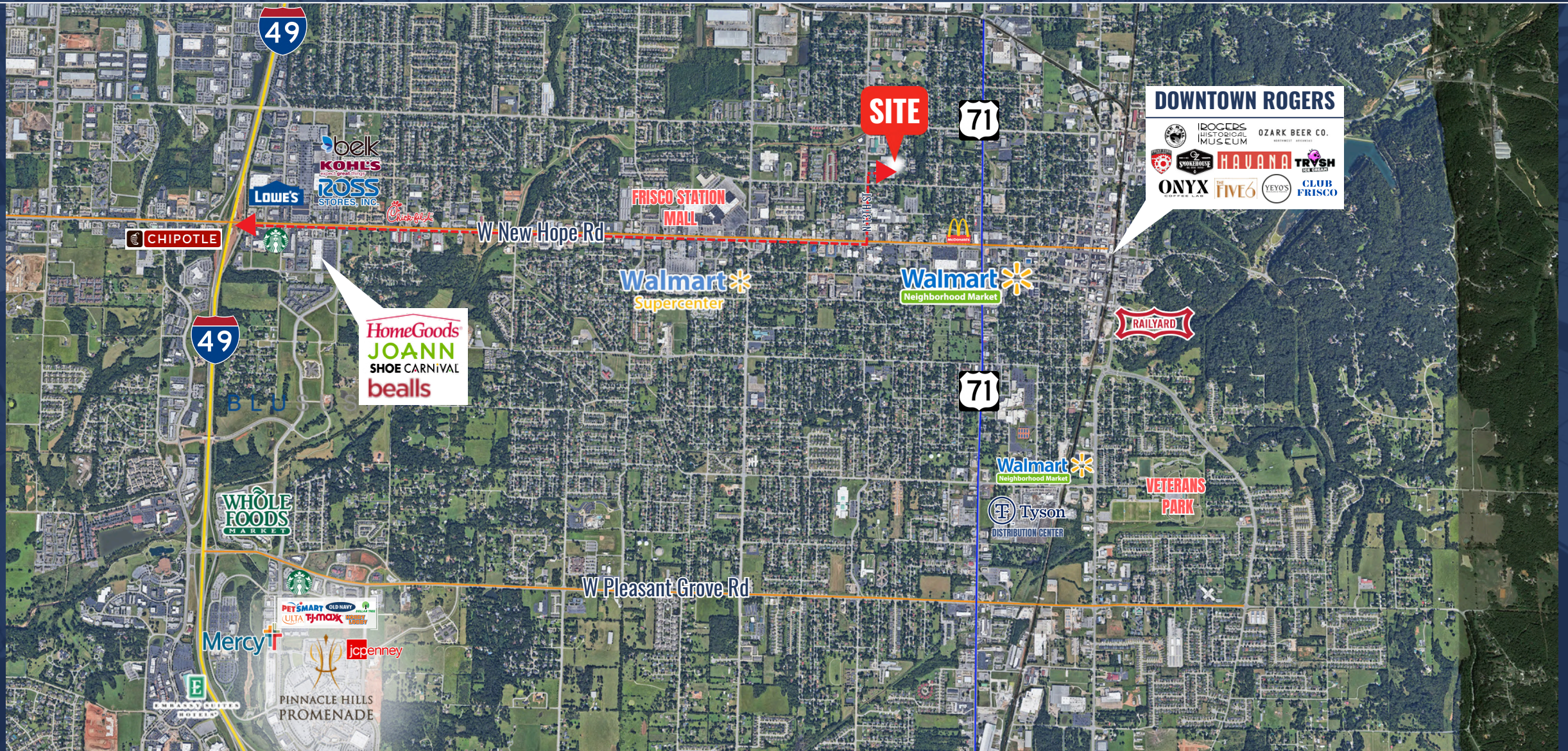
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AERIAL MAP VIEW



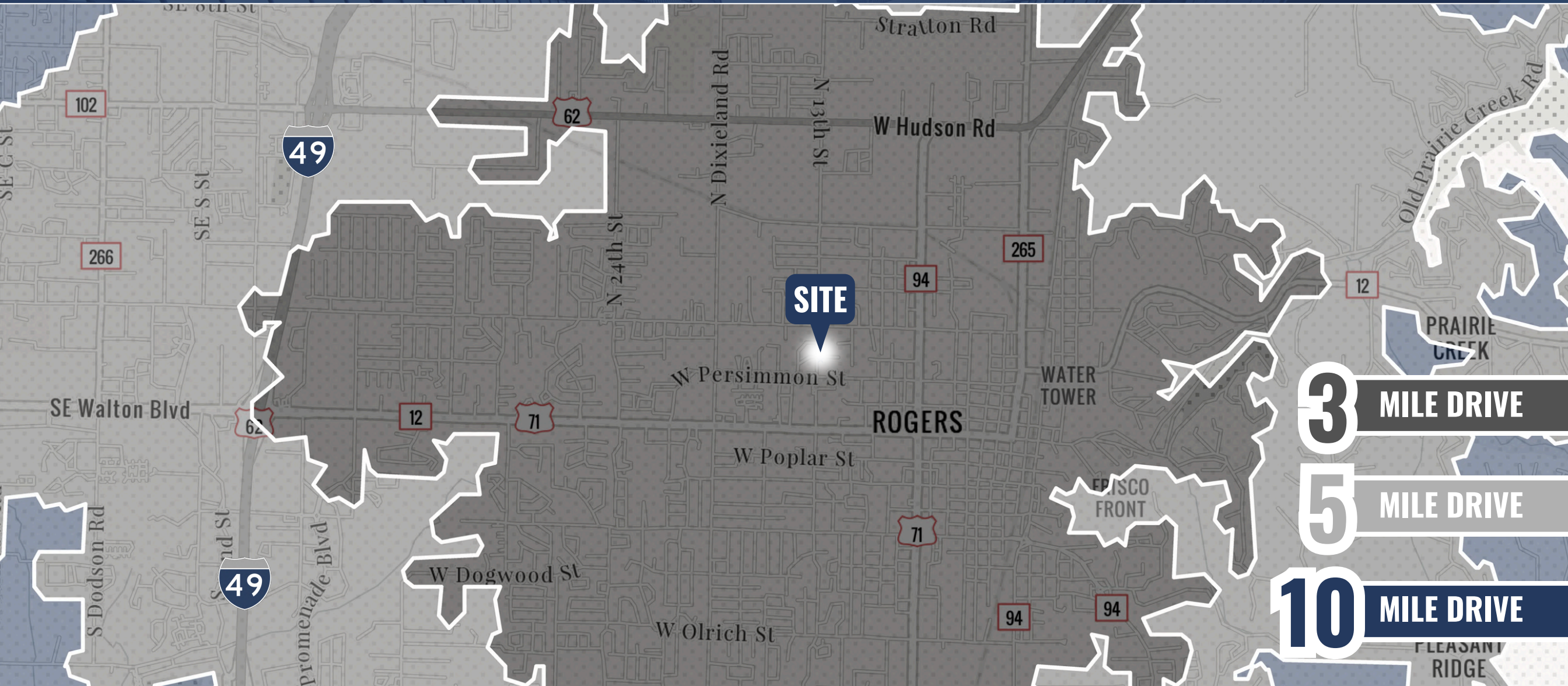
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DRIVE-TIME MAP



3 MILE DRIVE

5 MILE DRIVE

10 MILE DRIVE

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CONTACT US



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Palmer Hays is a Northwest Arkansas native focused exclusively on industrial and land transactions. Palmer has worked with hundreds of tenants, landlords, and ownership groups across the region and has remained one of the most consistently active brokers in the Northwest Arkansas industrial market.

His business is built on a disciplined understanding of market fundamentals and a strong, consistent work ethic, allowing him to guide clients through real estate decisions with clarity and precision. When grouped with consistent deal flow this provides a real-time lens into market behavior, allowing clients to act on actionable insights rather than generalized assumptions.



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Will Jarratt specializes in industrial tenant and landlord representation at Focus Commercial Real Estate, working closely with the industrial team to deliver strategic, client-focused solutions throughout Northwest Arkansas and beyond.

With strong local market knowledge and a results-driven mindset, Will is dedicated to helping clients achieve their real estate goals through professionalism, attention to detail, and a commitment to exceptional service.



WE FOCUS ON REAL RESULTS FOR OUR CLIENTS

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