



CUSHMAN &
WAKEFIELD



sage
PARTNERS

1815 RAHLING RD | LITTLE ROCK, AR 72212



FOR SALE

CHENAL VALLEY OFFICE BUILDING

Property Highlights

- 22,828 ±SF
- Sale Price: \$5,995,000 (\$262.62/SF)
- Site Area: 2.07 ±AC
- Zoning: O3 (General Office District)
- Located in the heart of West Little Rock's Chenal Valley, surrounded by top-tier businesses, retailers, restaurants, medical hubs, and upscale living

For more information, please
contact:

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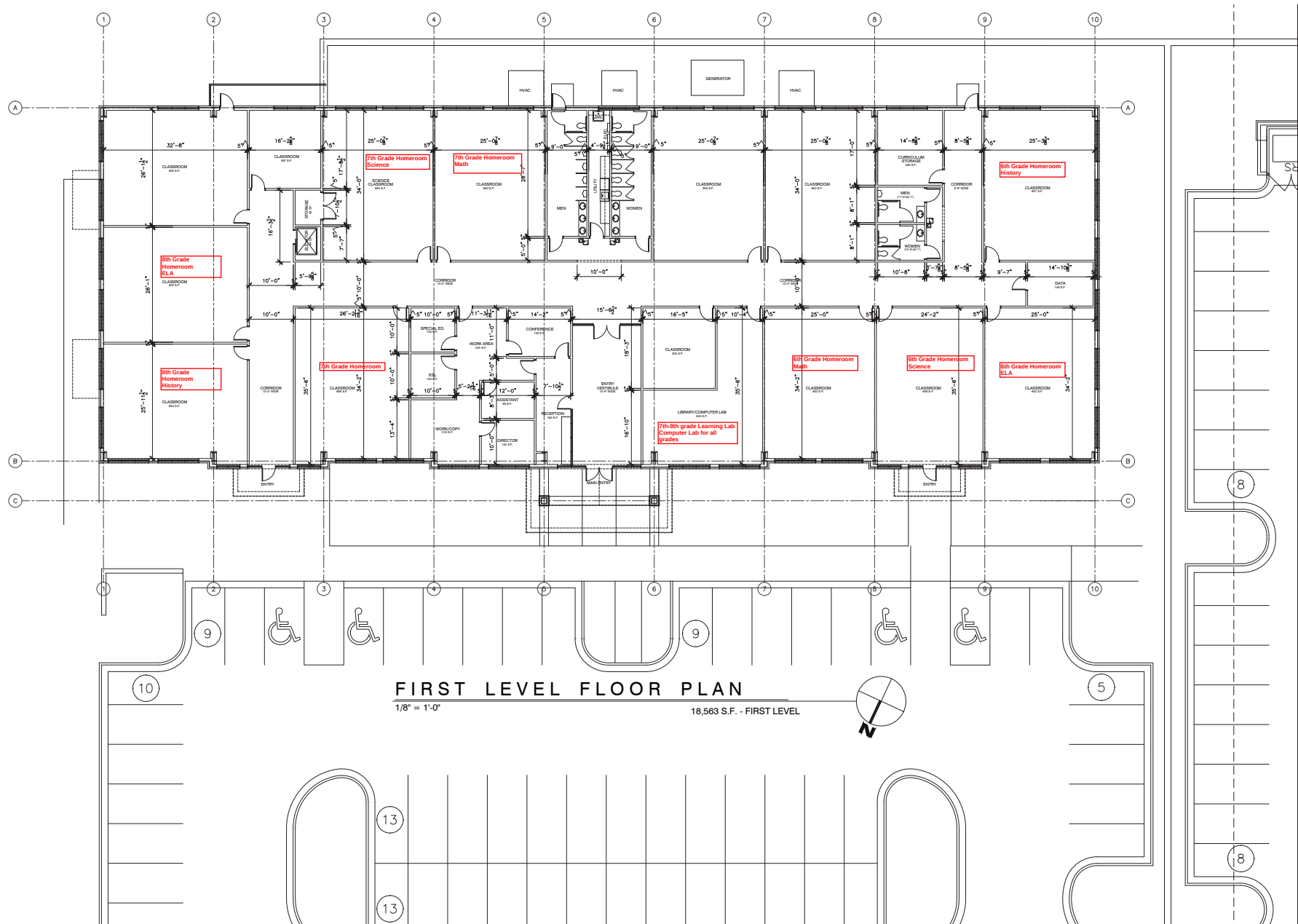
*information deemed reliable but not guaranteed

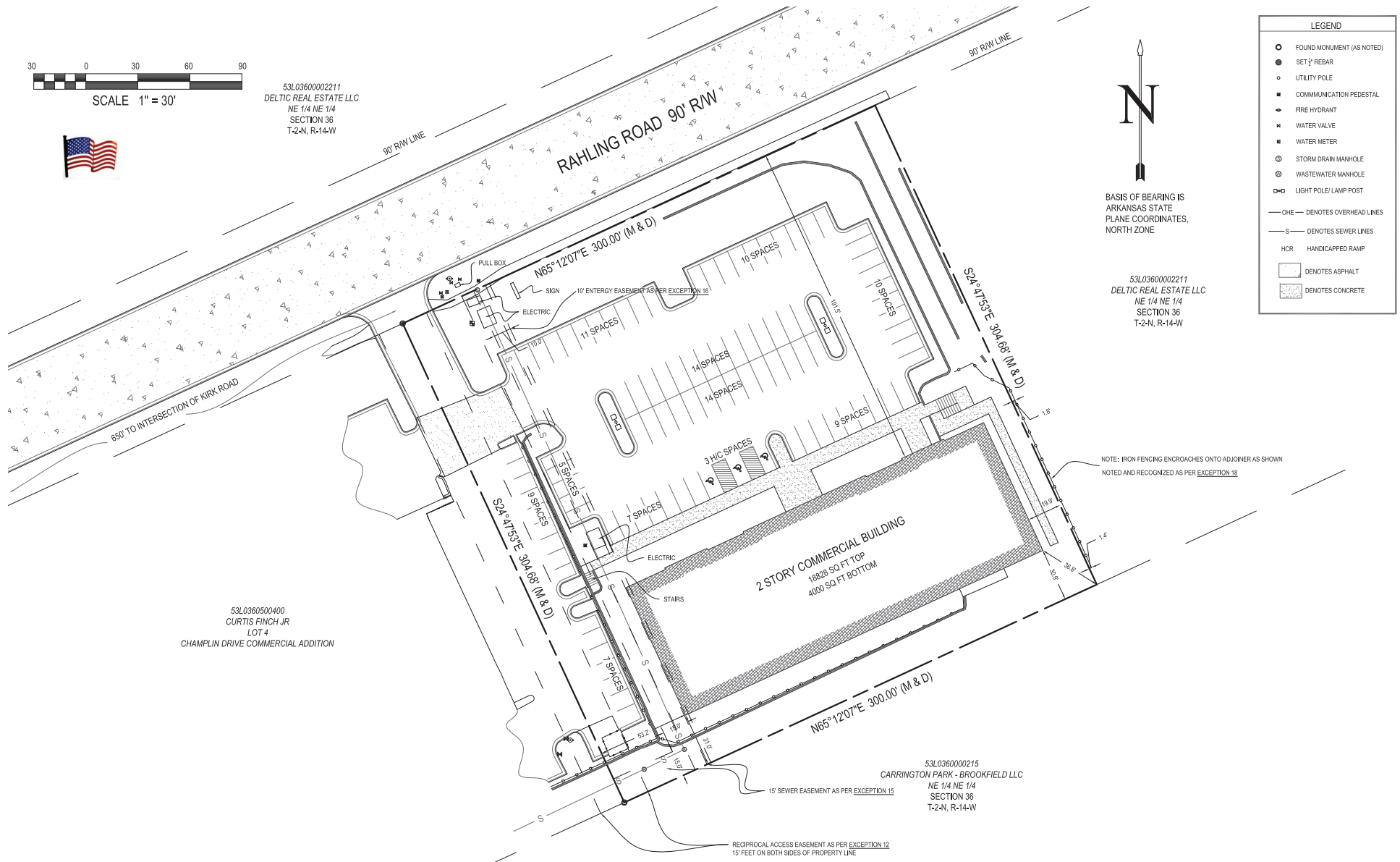
2800 Cantrell Road, Ste 201, Little Rock, AR | 501 716 5511 | Independently Owned and Operated / A Member of the Cushman & Wakefield Alliance

LOCATION OVERVIEW 1815 RAHLING RD | LITTLE ROCK, AR 72212











	AREA DEMOGRAPHICS				
1 MILE	5,490 2026 Total Population	\$184,245 2026 Average Household Income	40.7 2026 Median Age	3,645 Total Employees	310 Total Businesses
3 MILE	46,177 2026 Total Population	\$154,451 2026 Average Household Income	40.5 2026 Median Age	18,845 Total Employees	1,762 Total Businesses
5 MILE	86,474 2026 Total Population	\$135,198 2026 Average Household Income	40.5 2026 Median Age	54,491 Total Employees	4,262 Total Businesses