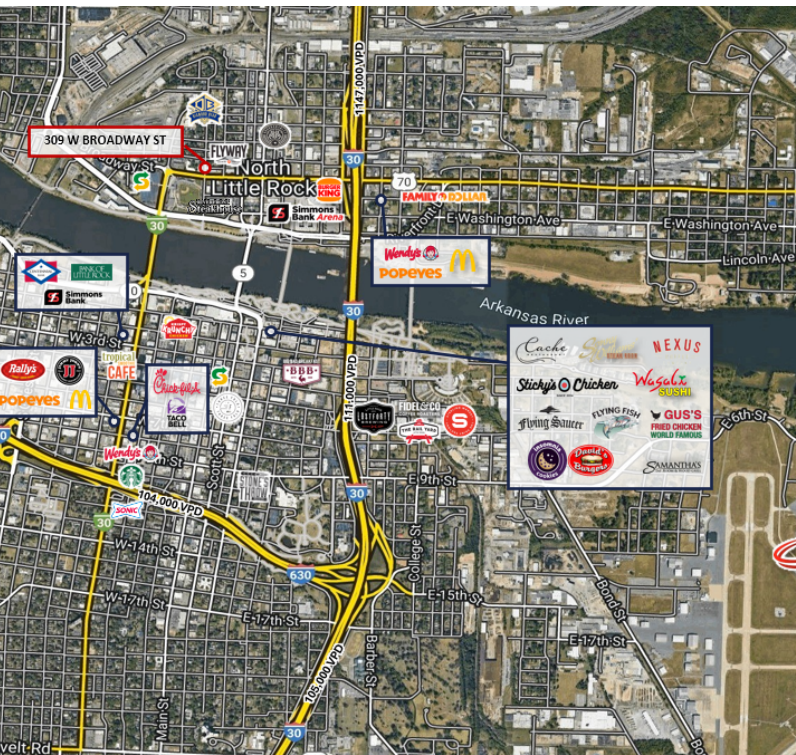


**309 W BROADWAY ST**  
NORTH LITTLE ROCK, AR 72114



**PROPERTY DESCRIPTION**

4,180 SF Prime Retail Space Available in the Flourishing Argenta Arts District in North Little Rock

**PROPERTY HIGHLIGHTS**

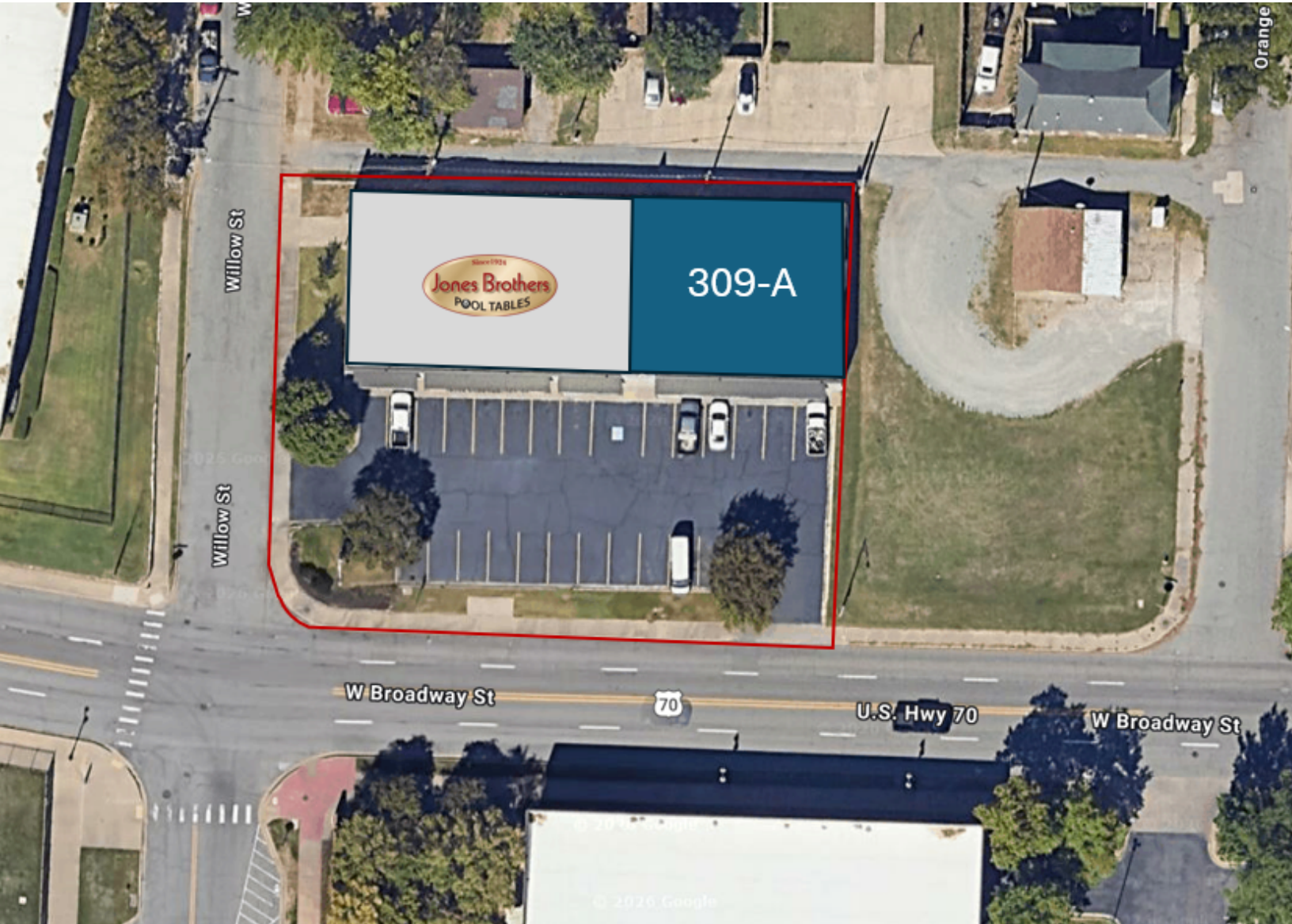
- Close to high traffic entertainment district and outdoor amenities, including the Argenta Plaza, Simmons Bank Arena, and the Arkansas River Trail
- Easy access to I-30 and I-40, as well as downtown Little Rock via the Main Street and Broadway Bridges.
- Highly visible location directly across from Dickey-Stephens Baseball Stadium on W Broadway Street
- Traffic Counts: I-30 (134,000 AADT) & W Broadway St (20,000 AADT)

**DEMOGRAPHICS**

|                   | 1 MILE   | 2 MILES  | 3 MILES  |
|-------------------|----------|----------|----------|
| Total Households  | 2,522    | 10,150   | 22,823   |
| Total Population  | 4,198    | 18,595   | 47,290   |
| Average HH Income | \$85,214 | \$72,838 | \$78,258 |

**ALEX COPE**  
501.301.0375  
acope@jonesaur.com

**309 W BROADWAY ST**  
NORTH LITTLE ROCK, AR 72114



| SUITE | TENANT NAME                | SPACE SIZE |
|-------|----------------------------|------------|
| 309   | Jones Brothers Pool Tables | 5,720 SF   |
| 309-A | Available                  | 4,180 SF   |

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