

FOR SALE/LEASE

4119 Richards Rd

North Little Rock, AR

For Sale/Lease: Industrial Space

Features

- Approximately 11,000 SF available on +/- 0.76 acres
- **Lease rate: \$7.50/SF NNN**
- Year built: 1999
- Easy access to I-57
- Zoning I-2
- Eight (8) drive-in doors
- One (1) truck well
- Office spaces
- Approximately 10,000 vehicles per day off of McCain Blvd

For Sale Price:

\$849,000

CONTACT US

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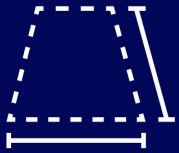
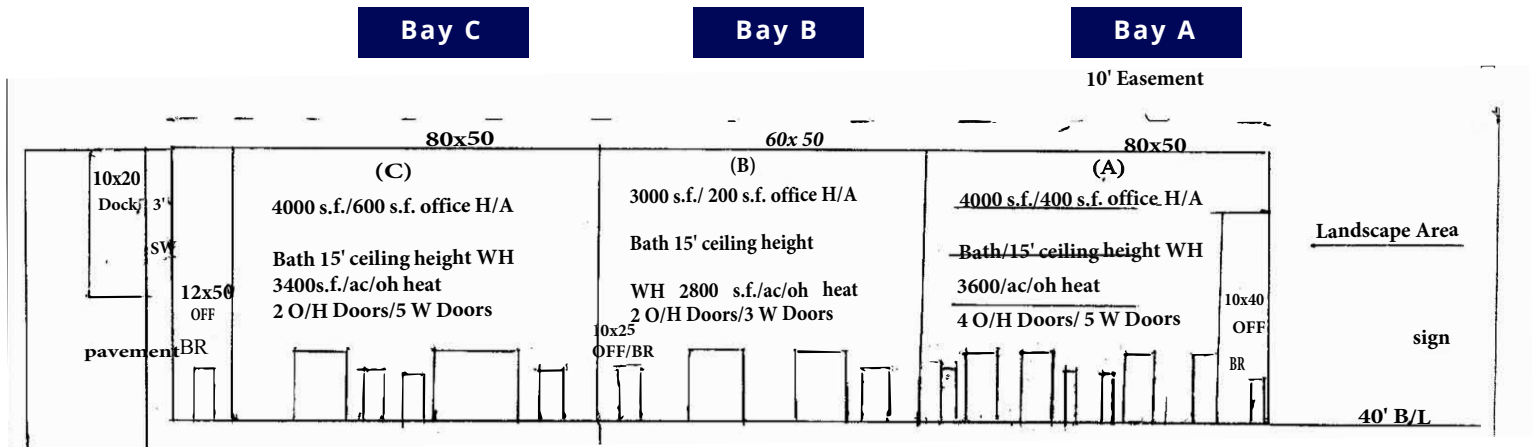
1 Allied Drive, Suite 1500

Little Rock, AR 72202

P: +1 501 372 6161

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Floor Plan



The Property

Bay A: 4,000 SF

- 400 SF office space
- Bathroom
- Air conditioning
- 15' ceiling height
- Four (4) overhead doors

Bay B: 3,000 SF

- 200 SF office space
- Bathroom
- Air conditioning
- 15' ceiling height
- Two (2) overhead doors

Bay C: 4,000 SF

- 600 SF office space
- Bathroom
- Air conditioning
- 15' ceiling height
- Two (2) overhead doors

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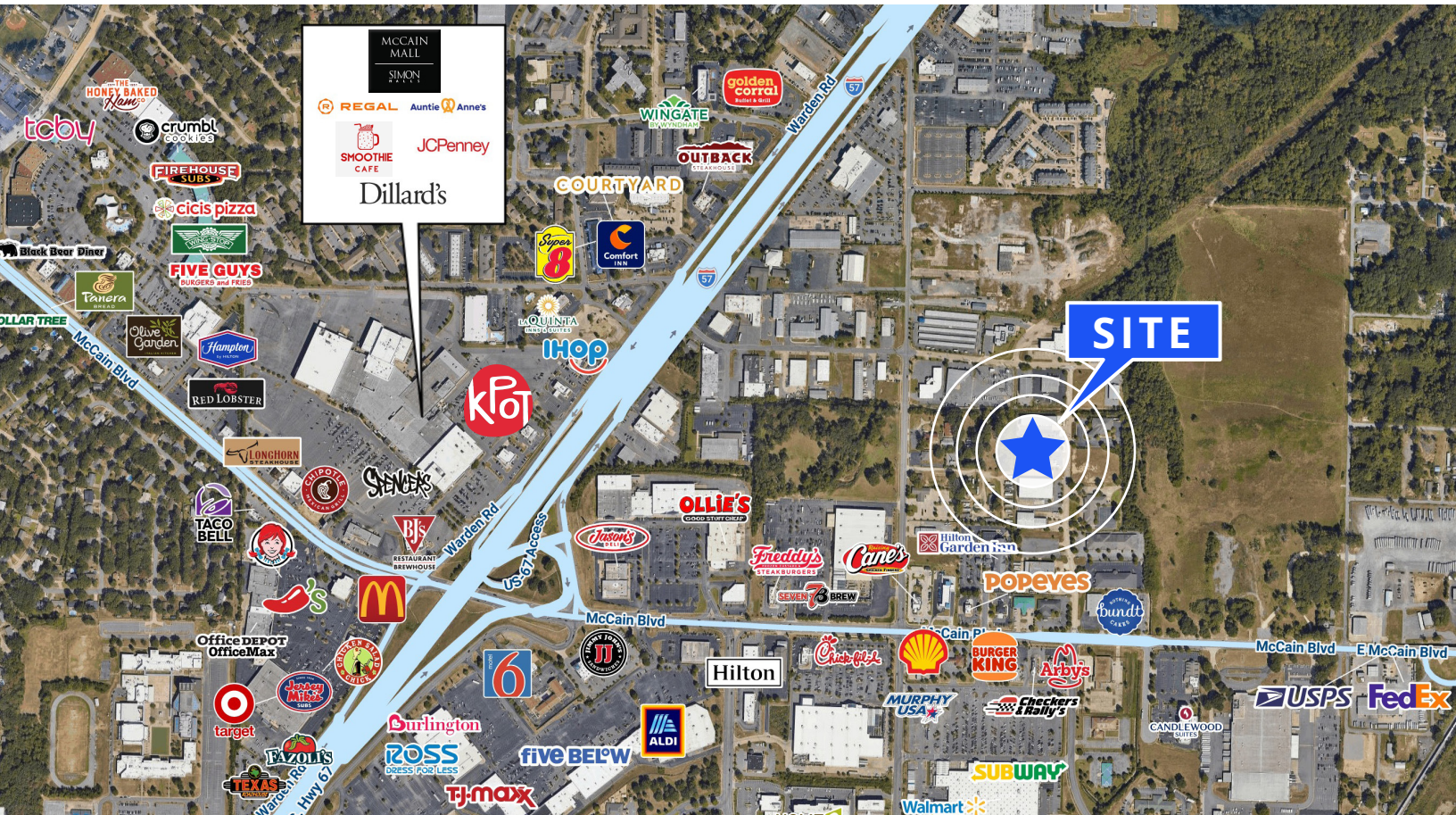
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Neighborhood Map



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Area Demographics



ESTIMATED POPULATION (2026)

1 Mile

2,888

3 Mile

40,664

5 Mile

91,971



ESTIMATED HOUSEHOLDS (2026)

1 Mile

1,338

3 Mile

18,237

5 Mile

41,542



EST. AVG HOUSEHOLD INCOME (2026)

1 Mile

\$95,673

3 Mile

\$92,770

5 Mile

\$85,499

