

FLEX/INDUSTRIAL BUILDING WITH COLD STORAGE/FREEZER FOR SALE

28 Remount Rd | North Little Rock, AR 72118

**NEW
PRICE
\$495,000**



GARY SMITH
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**KELLEY COMMERCIAL
PARTNERS**

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AVAILABLE

±7,920 SF Warehouse

±3,480 SF Office

±2,800 SF Cold Storage

±1,400 SF Freezer

±15,600 SF Building for sale on ±1.23 Acres

NEW PRICE

~~\$795,000~~ \$495,000

COMMENTS

- Fenced yard area
- Two roll-up doors: 16' wide/14' tall
- 16' clear height in center/14' on the eave
- Easy access to I-30 and I-40
- Office has packaged HVAC unit
- Gas-fired heaters in warehouse

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES	10 MILES
DAYTIME POPULATION	8,075	48,767	92,381	281,847
AVERAGE HH INCOME	\$68,073	\$92,211	\$90,081	\$90,210
TOTAL HH	3,460	22,039	41,875	125,598

TRAFFIC COUNTS

Remount Rd: 11,200 VPD

I-40: 92,000 VPD



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ABOUT KELLEY COMMERCIAL PARTNERS

Kelley Commercial Partners is a full-service commercial real estate firm providing the highest caliber of services to owners, investors, landlords, and tenants. We service clients with the focused attention that only a privately-owned local firm can offer. At Kelley Commercial Partners, we take pride in maintaining long-term relationships built on trust, resourcefulness, and reliability.



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BROKERAGE

PROPERTY MANAGEMENT

DEVELOPMENT MANAGEMENT

CONSULTING

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