

FOR LEASE

3427 Grand Ave
Fort Smith, AR 72904

\$1,200/mo+NNN



Retail building with 2,260 square feet of ample shopping area and storage. Lease price is \$1,200 per month plus NNN with a 3 year lease. Tenant pays utilities. Conveniently located at the corner of Grand Avenue and North 35th Street. Two blocks from Tilles Park with brand new playground, disc golf, and splash pad. Interstate 540 is 1.5 miles away and University of Arkansas Fort Smith just one mile away. Neighboring businesses include Lucky's Liquor, Grand Avenue Baptist Church, and Coleman Pharmacy

**SEITER &
WRIGHT**
COMMERCIAL PROPERTIES
3307 OLD GREENWOOD RD, STE A - FT SMITH, AR

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