



For Sale or Lease

Office/Warehouse Off I-30

1201 Cypress Street, North Little Rock, AR



Accelerating success.

The Property

Highlights

- Total square footage: 17,064 SF
- Lot size: +/- 1.45 acres
- Lease rate: \$7,150/month or \$5.00/SF, NNN
- Offering price: \$900,000
- Office/warehouse: +/- 9,920 SF
- Utility building: +/- 1,144 SF
- Stand-alone warehouse: +/- 6,000 SF
- Pylon signage visible from I-30
- Convenient access to Interstate 30
- Zoning: I-1, Industrial
- Traffic count: approximately 119,000 vehicles per day along I-30 and approximately 7,000 vehicles per day along East 13th Street



Area Demographics (2025)



ESTIMATED POPULATION

1 Mile	3 Mile	5 Mile
5,259	54,043	117,741



ESTIMATED HOUSEHOLDS

1 Mile	3 Mile	5 Mile
2,713	26,322	53,625



EST. AVG HOUSEHOLD INCOME

1 Mile	3 Mile	5 Mile
\$47,380	\$80,725	\$89,539

CONTACT US

Clark Irwin, CCIM, SIOR

501 978 6588

clark.irwin@ar.colliers.com

Justin Bentley, CCIM, SIOR

501 850 0739

justin.bentley@ar.colliers.com

Nathan Monan, SIOR

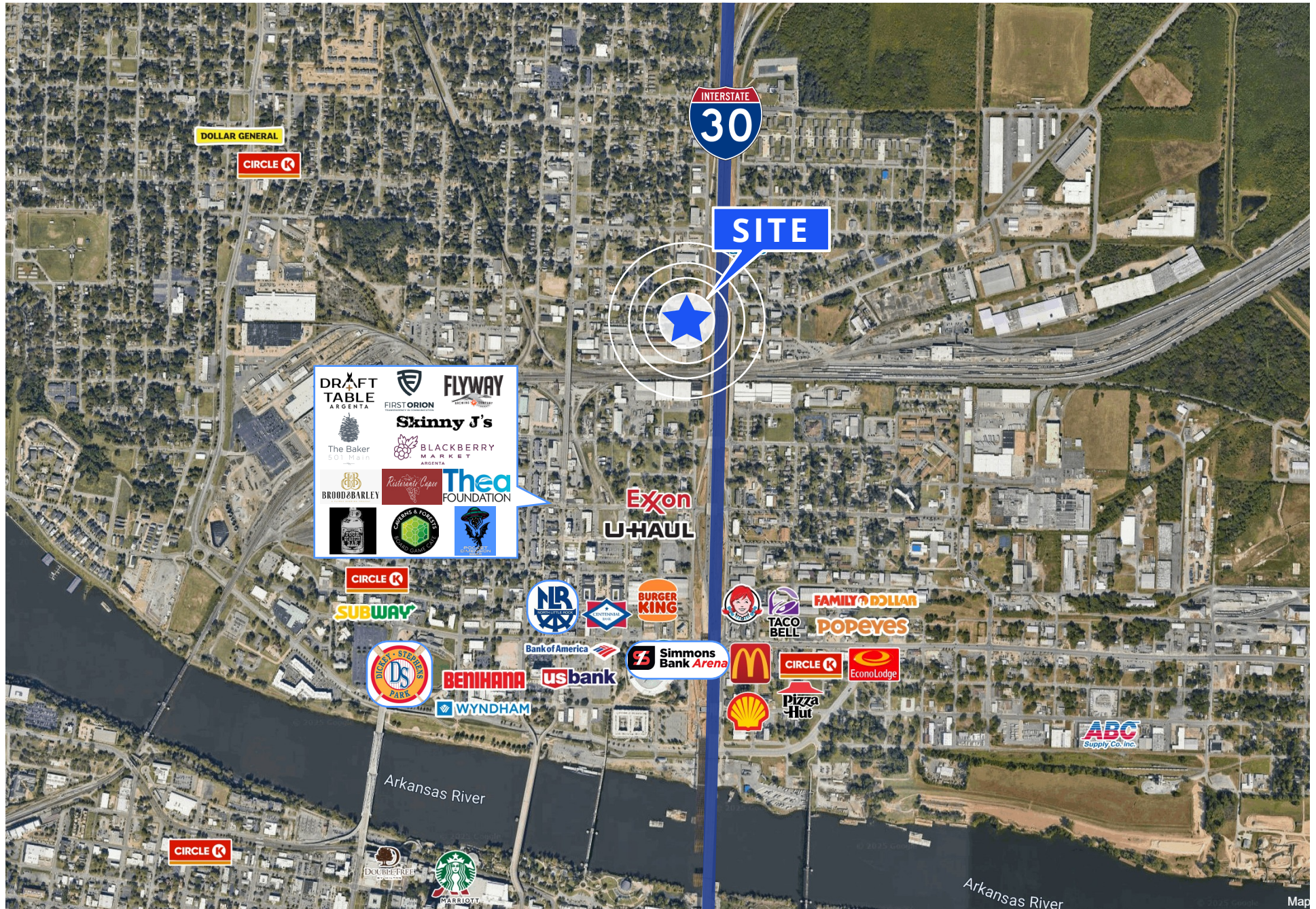
501 850 0710

nathan.monan@ar.colliers.com



Colliers | Arkansas
1 Allied Drive, Suite 1500
Little Rock, AR 72202
P: +1 501 372 6161
F: +1 501 372 0671

Property aerial





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