

Asking Price:

$12.00

PSF GROSS

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FOR LEASE

Northeast Business Center for Lease

5105, 5305, 5309, & 5313 McClanahan Drive and 5301 Warden Road, North Little Rock, AR

Features

- Suites available from 800 SF - 2,025 SF
- Lease rate: $12.00/SF, Gross + utilities
- Multipurpose flex/warehouse space
- Quick and easy access to I-57 and minutes from the I-57/I-40 interchange
- Approximately 82,000 vehicles per day on I-57

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FOR LEASE



AVAILABLE SUITES

Suite	Size
A02	800 SF
A04	800 SF
A10	800 SF
A11	800 SF
B01	800 SF
B03	800 SF
B04	800 SF
B10	800 SF
D02-03	1,600 SF
D07	800 SF
G03	2,025 SF
I02-03	2,000 SF
I04	2,000 SF
J09	1,920 SF
J10	1,920 SF





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Area Demographics

Estimated Population (2026)

1 Mile	3 Mile	5 Mile
5,559	49,800	92,408

Estimated Households (2026)

1 Mile	3 Mile	5 Mile
2,513	21,699	40,203

Est. Avg Household Income (2026)

1 Mile	3 Mile	5 Mile
$116,877	$96,019	$85,827

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