

Interstate 30 Distribution Center

For Lease

7400 Scott Hamilton Drive, Little Rock, AR

CONTACT US

Justin Bentley, CCIM, SIOR
+1 501 850 0739
justin.bentley@ar.colliers.com

Mark Bentley, SIOR
+1 501 850 0734
mark.bentley@ar.colliers.com

Claire Huchingson, Property Management
+1 501 372 6161
claire.huchingson@ar.colliers.com

Kevin Huchingson, CRE, CCIM, SIOR
+1 501 850 0708
kevin.huchingson@ar.colliers.com

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

Colliers

Accelerating success.

Property features

Warehouse for Lease

- Lot size: 23.11 acres
- Total building size: 217,750 SF
- Warehouse/distribution: 203,750 SF
- Office space: 14,000 SF (two story)
- Lease rate: \$5.50/SF, NNN
- Fire sprinkler system is ESFR (early suppression, fast response)
- Fire protection system (foam) at area roughly between col. lines 1-13 and kk.5-HH.5 (63,200 SF)
- Property completely fenced for security with guard station in parking lot



**2 Overhead
Doors with
Drive-in Ramps**



**27'
Warehouse
Clear Height**



**24 Docks
with Levelers**



**Dedicated
Office Space**



**Fully Fenced
Property**



**Direct
Interstate 30
Access**



**Port of Little
Rock 10 Min.
Drive**



**Little Rock Airport
10 Min. Drive**

CONTACT US

Justin Bentley, CCIM, SIOR
+1 501 850 0739
justin.bentley@ar.colliers.com

Mark Bentley, SIOR
+1 501 850 0734
mark.bentley@ar.colliers.com

Kevin Huchingson, CRE, CCIM, SIOR
+1 501 850 0708
kevin.huchingson@ar.colliers.com

Claire Huchingson,
Property Management
+1 501 372 6161
claire.huchingson@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



Property photos



CONTACT US

Justin Bentley, CCIM, SIOR
+1 501 850 0739
justin.bentley@ar.colliers.com

Mark Bentley, SIOR
+1 501 850 0734
mark.bentley@ar.colliers.com

Kevin Huchingson, CRE, CCIM, SIOR
+1 501 850 0708
kevin.huchingson@ar.colliers.com

Claire Huchingson,
Property Management
+1 501 372 6161
claire.huchingson@ar.colliers.com

This document has been prepared by Colliers International for advertising and general information only. Colliers International makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers International excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers International and/or its licensor(s). ©2021. All rights reserved.

Interstate 30 Distribution Center

For Lease

7400 Scott Hamilton Drive, Little Rock, AR



CONTACT US

Justin Bentley, CCIM, SIOR
+1 501 850 0739
justin.bentley@ar.colliers.com

Mark Bentley, SIOR
+1 501 850 0734
mark.bentley@ar.colliers.com

Claire Huchingson, Property Management
+1 501 372 6161
claire.huchingson@ar.colliers.com

Kevin Huchingson, CRE, CCIM, SIOR
+1 501 850 0708
kevin.huchingson@ar.colliers.com

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

