CHI St. Vincent Medical Office

Office Condo for Sale/Lease at 1 Mercy Lane, Hot Springs, AR

FIRST TWO MONTHS' FREE RENT



CONTACT US

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Accelerating success.

Property features

Medical Condo for Sale/Lease

- Suite 4-C: 3,893 SF
- Lease rate: $18.00/SF, NNN (HPR fees + utilities)
- **Offering price: ~~$689,000~~ $599,000**
- **First two months' free rent**
- Lease minimum: Three years
- Four to five offices including executive suite
- Five exam rooms, meeting/training room, break room
- CHI St. Vincent Medical Building
- Prime Hot Springs location in a bustling corridor with nearby shopping, dining, and restaurants
- Adjacent to CHI St. Vincent Hospital

Area Demographics

Estimated Population (2025)

1 Mile	3 Mile	5 Mile
4,277	29,572	56,123

Estimated Households (2025)

1 Mile	3 Mile	5 Mile
2,138	13,818	25,243

Est. Avg Household Income (2025)

1 Mile	3 Mile	5 Mile
$73,869	$77,274	$81,579



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Property **aerial**



Property **photos**









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