



COMMERCIAL SPACE AVAILABLE FOR LEASE

MARKET PLACE SHOPPING CENTER

11121 N. RODNEY PARHAM ROAD
LITTLE ROCK, AR 72211

HIGHLY VISIBLE FITNESS OPPORTUNITY



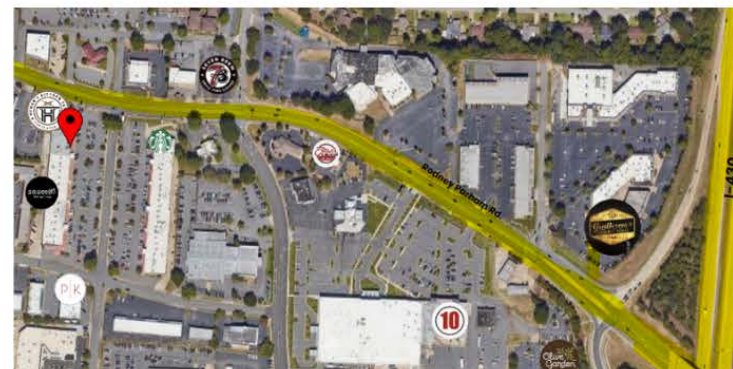
SUITE 1B - 5,070 SQFT +/-

PRESENTED BY:

George Petrov
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george@P4realtygroup.com

PROPERTY HIGHLIGHTS

- Neighborhood shopping center anchored by Starbucks, Homer's, Community Bakery and Sauce(d).
- Digital, Pylon & Tenant signage available.
- 4:1 parking ratio
- Prime location with visibility from Rodney Parham Road, next to Homer's.
- 37,000 Vehicles Per Day



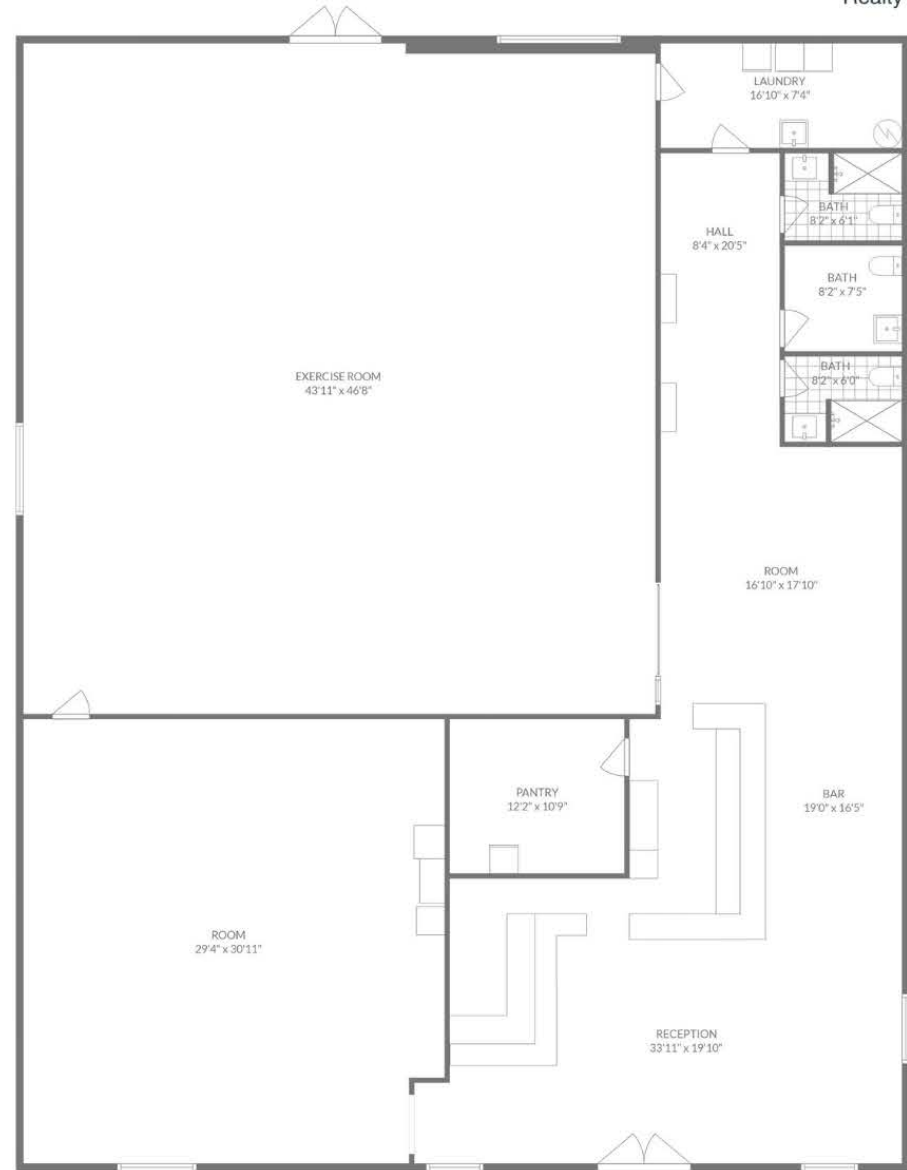
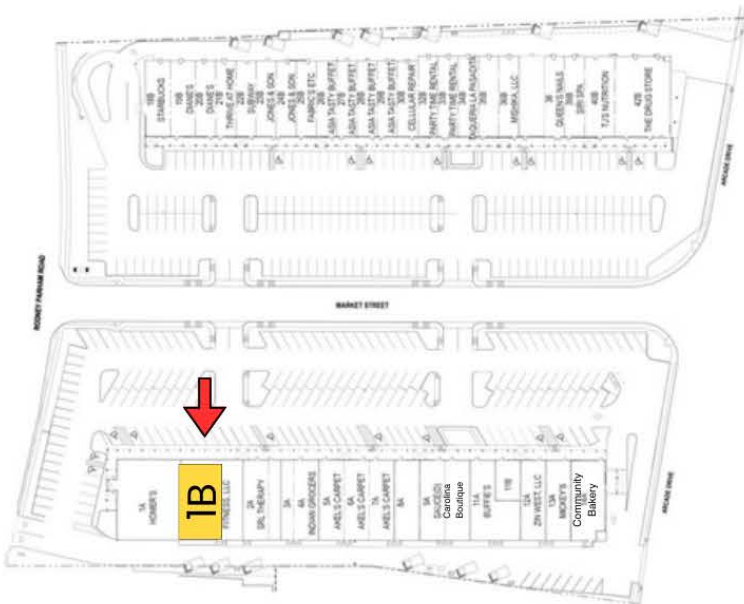
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Suite 1B - \$20.50 / SQ. FT, NNN Lease
 Estimated CAM - \$5.00 / SQ. FT.



BUILT-OUT FITNESS SPACE

- Newly Renovated Space
- Gym & Studio Areas
- Kitchen/Pantry
- Nutrition Counter
- 3 Bathrooms
- 2 Showers
- Laundry
- Furniture, Fixtures & Equipment Negotiable



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