

FOR LEASE

1611 South W Street, Fort Smith, AR



Lease Rate	\$995.00 per bldg.
Lease Type	Triple Net
Building 1 Size	1,596 SF
Building 2 Size	3,968 SF
Lot Size	0.20 AC
Zoning Description	C-2

PROPERTY OVERVIEW

1611 S. W Street is a former telecommunications site with two separate buildings. Building 1 is a 1,596 SF building with multiple offices, conference area, and storage room. All built in tables and desks remain with the building. Building 2 is a 3,968 SF building with a large open office and large storage/warehouse space. Buildings could be used for office, warehouse/storage space, IT services, telecommunications and much more. Both buildings have backup generators available and plenty of power supplied to the property. Fiber trays and racks have been kept for future use.

PROPERTY FEATURES

- OFFICES
- CONFERENCE AREA
- STORAGE ROOM
- WAREHOUSE SPACE
- BACKUP GENERATORS



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1611 South W Street, Fort Smith, AR

Ghan & Cooper
COMMERCIAL PROPERTIES
4611 Rogers Avenue
Fort Smith, Arkansas
72903



Building 1



Building 2



Building 1



Building 2



Building 1



Building 2