



For Lease

Rate:

\$3.95 PSF NNN

Contact us:

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1121 E Jefferson Street

Siloam Springs, Arkansas

Property Features

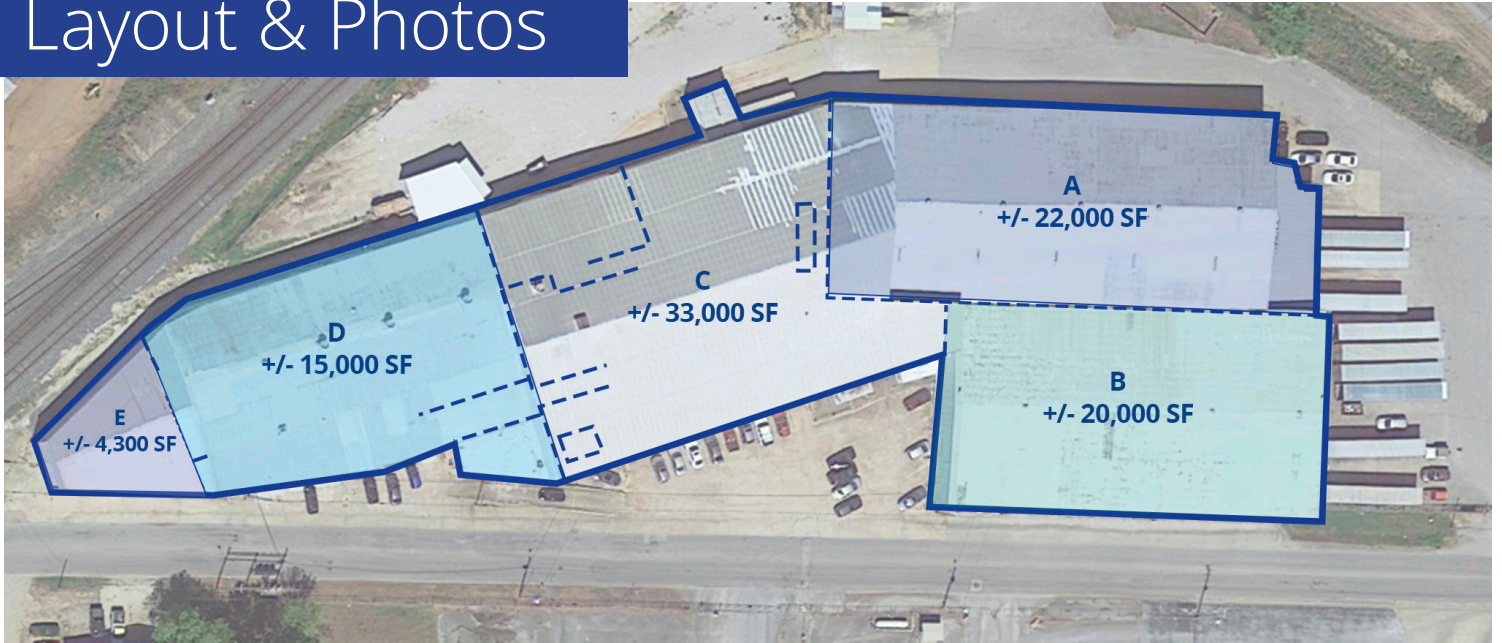
- +/- 4,300 to 93,943 square feet of industrial warehouse for lease
- Blended rate for areas of divisibility (see page two layout)
- Quick access to Highway 412
- Nine dock doors and three grade-level roll-up doors with two additional delivery doors to the north side of the building
- Chain-link fencing with gate access
- 18 to 32-foot clear heights

Former Allen Canning plant / industrial warehouse for lease in Siloam Springs, Arkansas. Building is equipped with many features including accessible dock doors, office / break room and covered delivery area. Property has easy access to Highway 412 and the area includes amenities to restaurants, retailers and is near Historical Downtown Siloam Springs.

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Layout & Photos



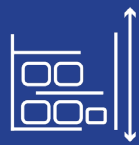
(9) dock doors
(3) roll-up doors



Quick access to
Highway 412



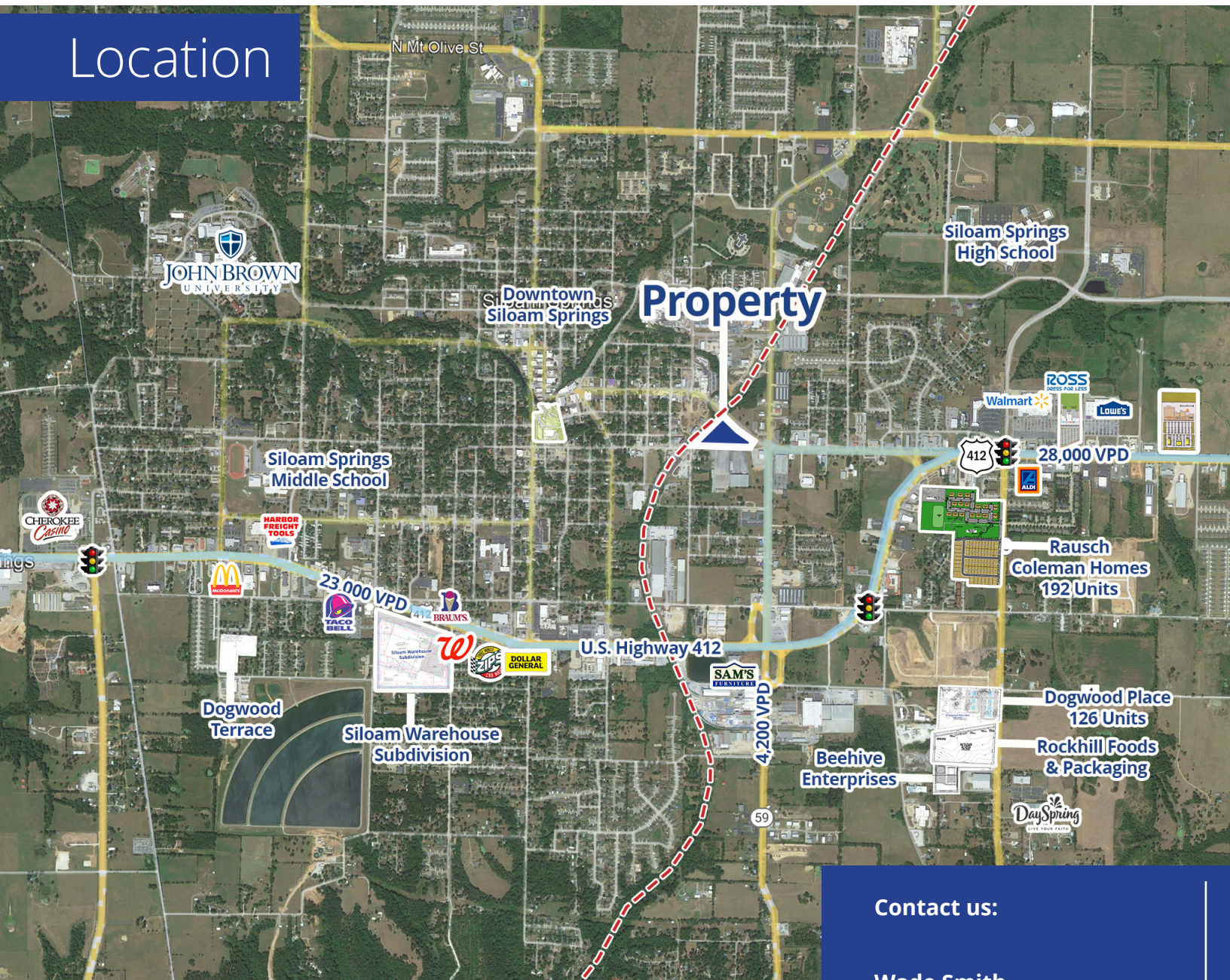
Near downtown
and Highway
412 retail



18 to 32-foot
clear heights



Location



Demographics

	1 Mile	3 Mile	5 Mile
Population (2023)	5,869	20,505	25,758
Projected Population (2028)	6,000	22,055	27,816
Average HH Income (2023)	\$74,242	\$81,462	\$82,399
Proj. Average HH Income (2028)	\$86,638	\$92,008	\$93,816
Households (2023)	1,917	7,125	9,026

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Accelerating success.

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