

For Lease - All or Part
Warehouse/Distribution
76,000 SF

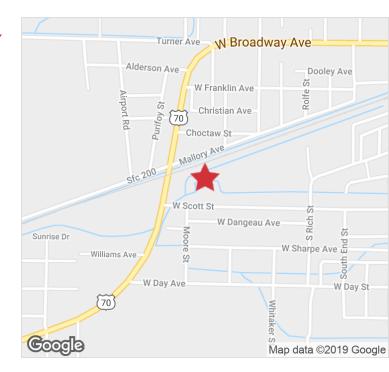


Warehouse/Distribution Facility

742 West Scott Street, Forrest City, Arkansas

Property Features

- 76,000 SF facility available for lease, all or part.
- Office space: 2,500 SF.
- Lighting: Skylights & Fluorescent.
- 13 Dock high doors.
- Drive-in Doors: 1
- Dock High Doors: 13.
- Sprinkled.
- Heat: Ceiling suspended Natural Gas Fired units with fans.
- Ceiling Height: 16' Sidewall, 24' at Center
- Electrical: 480 volts, 3 Phase, 800 Amps.
- Partially fenced.
- Site Size: 4.2 acres.



For more information:

Van Spear, SIOR

870 735 6221 • vspear@saigcompany.com

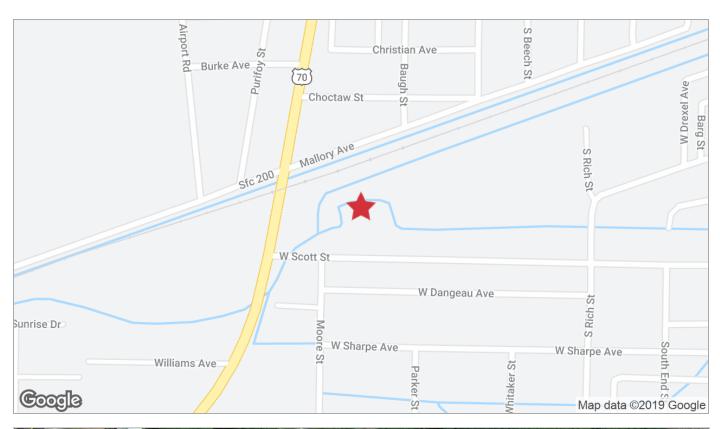
NAI Saig Company 310 W Service Road #100 , West Memphis, TN 72301 870 735 6221

saigcompany.com

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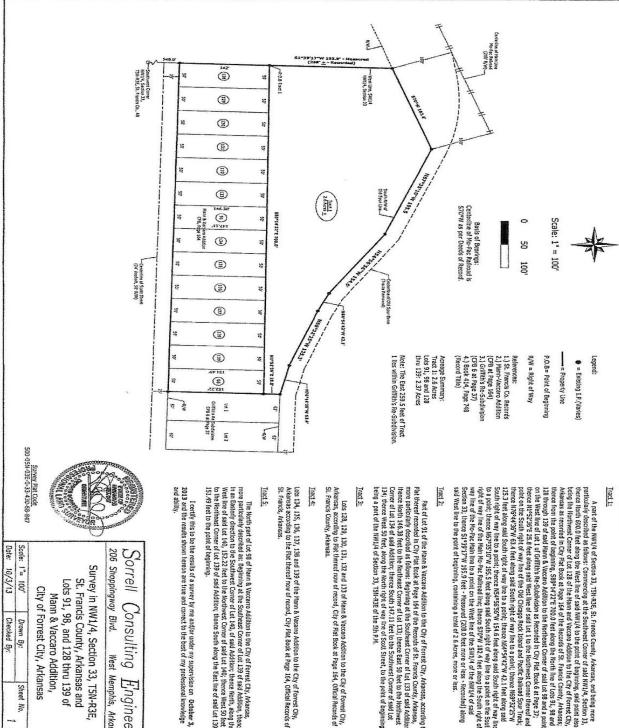








Warehouse/Distribution 76,000 SF



Scale: Date:)"= 100'

Sorrell 206 Shappingway Blvd. Consulting

West Memphis, Arkansas Engineers

10/3/13 Survey in NW1/4, Section 33, T5N-R3E, St. Francis County, Arkansas and Lots 91, 98, and 128 thru 139 of City of Forrest City, Arkansas Mann & Vaccaro Addition, Checked By: Drawn By: Sheet No. 2

Legal Description:

Part of Lot 91 of the Hann & Vaccaro Addition to the City of Forrest City, Arkanssa, according to Part threef recorded in City Plat Book at Page 154 of the Records of St. Francis County, Arkanssa, more particularly described as follows: Beginning at the Southeast Corner of Lot 133 of said Addition; thence Horth 146.38 feet to the Northeast Corner of Lot 134, bence East 50 feet to the Northeast Corner of Lot 134 of said Addition; thence South 147.11 feet to the Southwest Corner of Said Lot 134; thence West 50 feet, Josop by North's right of way from of South Street, to the point of beginning, being a part of the WW1/4 of Section 33, 1751r-93E of the 5th P.M.

Lats 128, 129, 130, 131, 132 and 133 of Mann & Vaccaro Addition to the City of Forrest City, Arkansas, according to Plat thereof now of record, City of Plat Book at Page 164, Official Records of St. Francis County, Arkansas.

Lots 134, 135, 136, 137, 138 and 139 of the Yeans & Vacarro Addition to the City of Forrest City, Arkansas according to the Flat thereof now of record, City Plat Book at Page 164, Official Records of St. Francis, Arkansas.

The North part of Lot 98 of Nam & Vaccarro Adultion to the City of Forrest City, Arkansas, more particularly described as a Beginning at the Southeast Corner of Lot 133 of adul Adultion, these in an Easterly direction to the Southwest Corner of Lot 149, of said Adultion; themse North, Salonette West line of said duck Lot, 152.22 lent to the Northwest Corner of said Lot, 140; thence West, 38 of net to the Northwest Corner of Lot 139 of said Adultion; thence South along the East line of said Lot 139, 153.28 lent to the point of beginning.