



**COLDWELL  
BANKER  
COMMERCIAL**

**HATHAWAY GROUP**

# Industrial Building

**79 Newport Road, Batesville, AR**



- **FOR SALE: \$379,000 FOR LEASE: \$2.60/SF NNN**
- **17,500± SF heated warehouse w/ 16 wall height, two 14 ft. automatic roll up doors, truck well with 2 dock plates, 3 phase power, secured tool/parts room**
- **2,500± SF Office area has new HVAC and paint, five offices, a separate dispatch office, break area, two restrooms (one with shower)**
- **Entire property is fenced with a 1± acre gravel parking area**
- **Easy access to Highway 167**

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**2100 Riverdale Rd. #100  
Little Rock, AR 72202**

**FILE 4707**

**CBCWorldwide.com**

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Side by Side truck wells w/ dock plates



Two 14 ft. automatic doors



Secure parts room



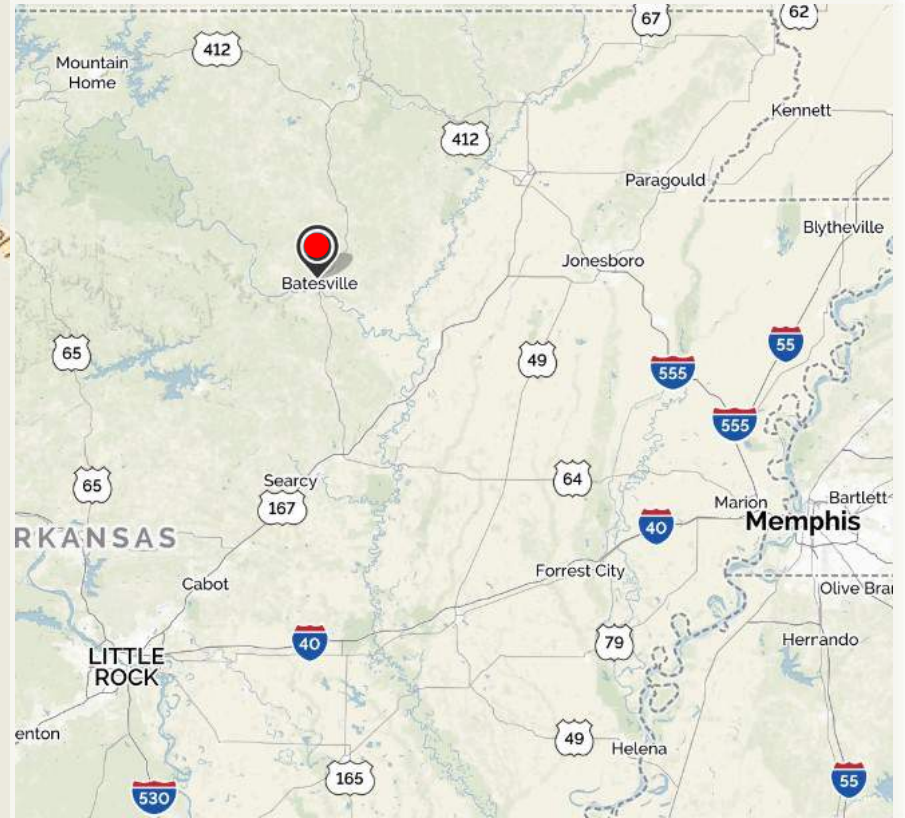
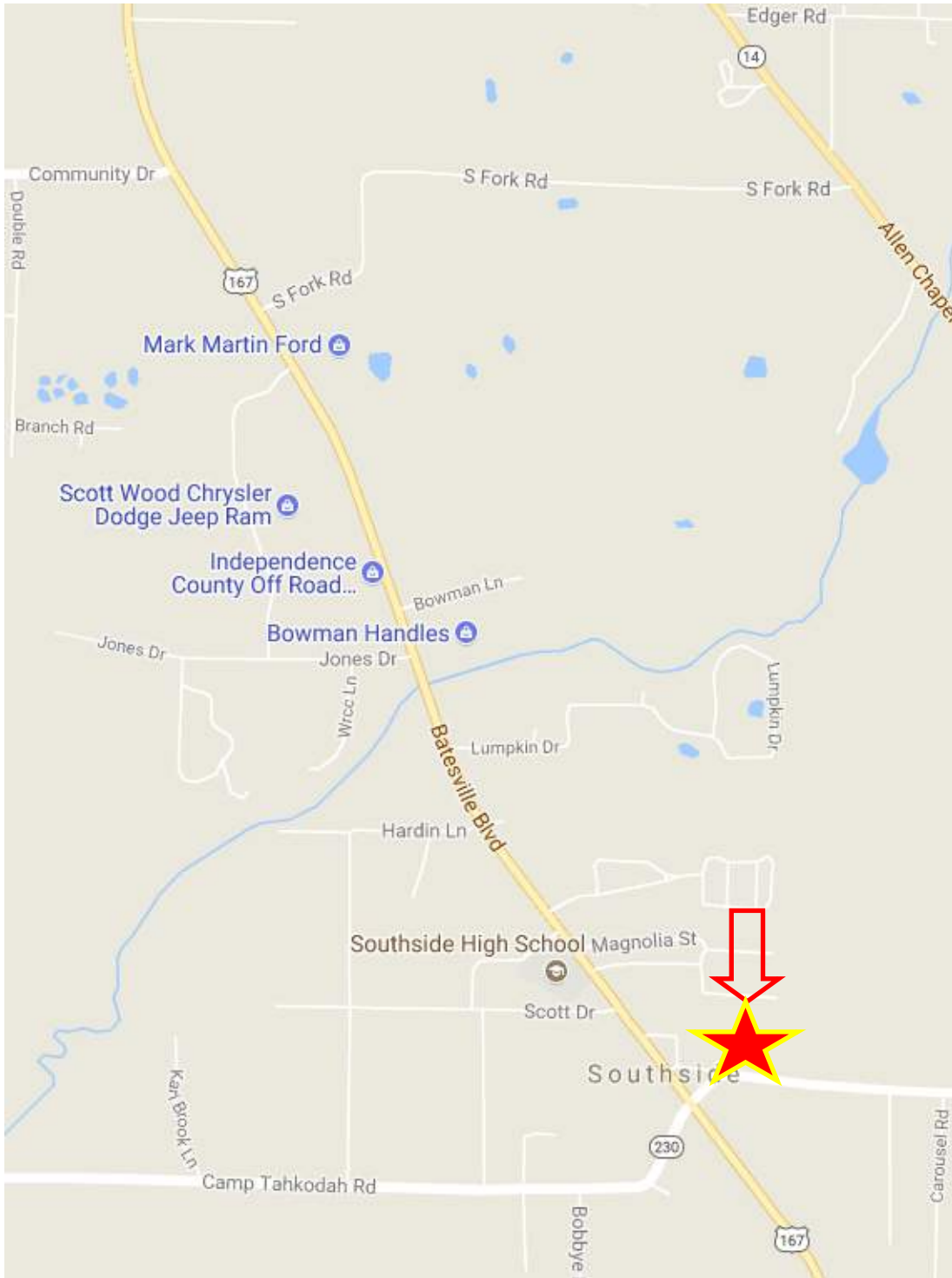
Access to office and restrooms from warehouse



3 phase power



Large parking area



**DISTANCE**

To Jonesboro	70 miles
To Mtn. Home	72 miles
To Little Rock	94 miles
To Memphis	120 miles
To St. Louis	266 miles

