

### RIVERFRONT REDEVELOPMENT OPPORTUNITY:

### THE FOUNDRY

620 PRESIDENT CLINTON AVENUE | LITTLE ROCK, AR 72201



### Property Overview

For Sale: \$2,500,000

Now considering redevelopment proposals, purchase offers, & redevelop-to-suit opportunities

Stories 4

Building Size 50,222± SF

Lot Size 0.42± Acre

Year Built 1920

### Property Highlights

- **River Frontage** Four stories of north-facing windows with beautiful views of the Arkansas River
- 30 Crossing Park Direct frontage to the newly proposed downtown 30 Crossing Park, ideal for mixeduse retail, commercial, and/or residential
- Nearby Recreation Adjacent to the Clinton
  Presidential Library Grounds & the Arkansas River Trail
- Historic Little Rock Foundry site, located in Little Rock's River Market, among dining, shopping, lodging, entertainment, and more



501-374-2303



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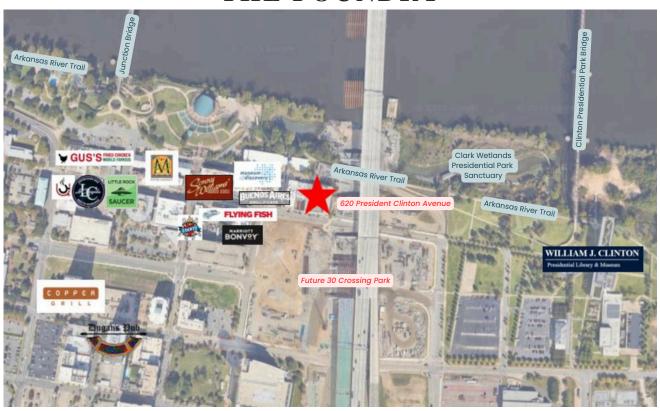




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