

# 384 E Sunbridge Drive

Fayetteville, Ar 72703



**List Price:** \$25  
**MLS#:** 1339586  
**Beds:** 0  
**Garage:** 0  
**Square Feet:** 1,033  
**Price / Square Foot:** \$0.02  
**Subdivision:** Fayetteville Outlots  
**Type:** CommercialLease  
**Built:** 1980  
**County:** Washington  
**School:**

## Description

Expansive windows welcome ample natural light directly into this +/-1,033 Square Foot retail/office space. This suite features a welcoming reception and waiting area, 5 private offices or patient rooms, a restroom, and a utility closet. This space can be used for many uses such as general office space, medical office, therapy clinic, any type of general retail use and so much more! In addition, there is ample signage opportunities with an existing sign frame for the tenant to use and signage ability on the front door. Plenty of parking for your employees or clients and easy access to I-49. Nearby the corner of College/Sunbridge for convenient access to all that Fayetteville has to offer. This is the perfect place to grow your business! Offered on a modified gross lease, tenant is responsible for separately metered utilities in their own name, plus \$175/mo for water and trash

## Property Details

Lot Size	0.84 Acres
Listed By	Keller Williams Market Pro Realty Bentonville West