

Commercial / Industrial

Active



Address: 121 Aviation Lane
City: Mena
County: Polk
Zip: 71953

PROPERTY DETAIL		
List Price:	\$990,000	
MLS #:	10204861	Old MLS:
Class:	Commercial / Industrial	
Type:	Building and Land	
Stories:		
Approx SQFT:	25000	Source of SF:
Floors:	Partial Carpet, Tile, Con...	
Approx Year Built:	2008	UNNO: No
Lot Size/Appx. Acres:	3.18	/ 3.18
Subdivision:	Mena	
Legal:	Pt SW NE 28-2-30	Will Subdivide: No
Area:	301	Entered Twice: No
Annual Taxes:		
Spec. Imp. Taxes:		

Directions: Highway East from Mena to Airport, turn right on Airport Highway 980 and continue to new aviation complex on left.

LISTING INFORMATION

Business Name: Eastgate Aviation Complex	Business Type: Airport	Sellers Disclosure on File: Boundary S...
Lease Type: Monthly	Price Includes: Real Estate	Possession:
Annual Income: 9999	Annual Expenses: 9999	Warranty: As-Is, Prsnt Cnd at Clsng

PROPERTY FEATURES

ACCURACY OF EXPENSES	Provided by Owner	LOT	Level
ENERGY FEATURES	Insulated Windows, Insulated Doors	POSSESSION	Subject to Tenancy
EXPENSES INCLUDE	Other (see remarks)	PRICE INCLUDES	Real Estate
EXTERIOR	Metal/Vinyl Siding	REASON FOR SALE	Other Business Interest
EXTERIOR FEATURES	Overhead Doors	ROAD SURFACE	Paved
FINANCING (NEW)	New Loan-Conventional	ROOF	Metal
FLOORS	Partial Carpet, Tile, Concrete	STORIES	Other (see remarks)
FOUNDATION	Slab	STYLE	Other (see remarks)
HEATING & AIR	Central Cool-Electric, Central Heat	TENANT EXPENSES	Other (see remarks)
	-Electric, Space Heater-Gas	TRANSPORTATION	Near Airport, Highway Frontage, High
LEASE TYPE	Monthly	/LOCATION	Traffic Location, High Visibility
		UTILITIES	Sewer-Public, Water-Public
		WALLS	Sheet Rock
		WARRANTY	As-Is, Prsnt Cnd at Clsng

PUBLIC REMARKS

Beautiful new aviation complex consisting of a 6400 square foot main hangar plus 2000 S.F reception area and office space. Nicely decorated and ready for business. There are 8 additional 40x46 T-hangars for a total of approx. 25,000 S.F. All metal construction, fully insulated and extra heavy duty hydro lift doors. Inside restrooms in main hangar and outside access restrooms for all T-hangars. Total land area is 3.18 acres. Currently 100% rented.

SP:
LAG: David Oates

MT: 28
LO: Vision Realty

CLSD:

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