

# Office Lease/Sale Listing Form

Required fields are in bold.

**Company Name** Lindsey & Associates  
**Listing Agent (s)** 1 Bill McClard  
 2 \_\_\_\_\_

**CDX ID #** \_\_\_\_\_  
**Phone #** 479-246-1670  
**Phone #** \_\_\_\_\_

**Specific Use** Circle one General Gov't Medical Creative Other

**Additional Gen Use 1** \_\_\_\_\_  
**Additional Gen Use 2** \_\_\_\_\_

**PROPERTY LOCATION INFORMATION**

**Property Name** 613 Jean Mary **Condo** Y or N  
**Address** 613 Jean Mary **Unit #** \_\_\_\_\_  
**Quadrant** \_\_\_\_\_ **East/West St** \_\_\_\_\_ **North/South St** \_\_\_\_\_  
**City** Timbitown **State** AR **Zip** 72770  
**County** Washington **Building #** 1  
**Park or Complex Name** \_\_\_\_\_  
**Map Page** \_\_\_\_\_ **Map Grid** \_\_\_\_\_

**FOR LEASE LISTING INFORMATION**

TYPE		Sublease <input type="checkbox"/>	Direct <input checked="" type="checkbox"/>	Sublease Expiration Date		1	1/20		
Floor	Suite	SF Avail	Min Div	Lease Rate/Type	Vacant	Date Avail	Space Type	TI Allowance	Contig With
1	1	5376	5376	\$12.28	NO	Immed	OFFICE		
<b>Op. Expense/SF</b> _____				<b>Taxes/SF</b> _____		<b>Tax Year</b> _____			

**FOR SALE LISTING INFORMATION**

**Sale Price** \_\_\_\_\_ **NOI** \_\_\_\_\_  
**SF For Sale** \_\_\_\_\_ **Cap Rate %** \_\_\_\_\_  
**Vacant SF** \_\_\_\_\_

**Sale Type** Circle One  
 Business For Sale  Inv or Owner/User  
 Investment  Owner/User

**LISTING NOTES**

5376 +/- SF office building situated on 1.5 +/- ACRES. Zoned C-2 w/ 11 offices, reception area, showroom area, 2 restrooms, large break room and large open area. Property fenced.

**BUILDING INFORMATION**

**Building Size** 5376 **Status** Existing Proposed Planned Under Construction  
**Building Class** \_\_\_\_\_ **Estimated Completion Date** \_\_\_\_\_  
**Tenancy** Multi  Single  **Construction Type** Mas Steel Tilt Wood Pre Mix Other  
**# Floors** 1 **# of Parking Spaces** \_\_\_\_\_ **Parking Ratio** \_\_\_\_\_  
**# Office Floors** 1 **Core Factor %** \_\_\_\_\_  
**Min Floor Size** 5376 **ADA Accessible**  or N  
**Max Floor Size** 5376 **# of Passenger Elevators** 6 **# of Freight Elevators** 0  
**Year Built** 2005 **Sprinkler Type** \_\_\_\_\_ **HVAC Type** \_\_\_\_\_  
**Year Renovated** \_\_\_\_\_ **Retail SF** \_\_\_\_\_  
**Lot Size** 1.5 ACRES **Zoning Code** C-2 **Tax Key/Parcel #** 830-37830-000  
**Property Manager** \_\_\_\_\_ **Phone** \_\_\_\_\_

**Building Comments**