

\$4,007,525

Purchase Price

Contact Broker  
for Pricing Details

FedEx Ground | Jonesboro, AR



## Investment Highlights

**Strong Corporate Credit**

**Passive Lease Structure**

**Rent Increases**

**\$1 Million in Tenant Improvements**

**Expandable Site**

**Excellent Logistics Location**

**E-Commerce Resistant**

**Located in an Opportunity Zone**

## Location Overview

**Jonesboro** is the 5th-largest city in the state of Arkansas with a current estimated population of 75,866. The city is one of two county seats of Craighead County and is the home of Arkansas State University, the second-largest university in the state. Jonesboro prides itself on being the cultural and economic center of northeastern Arkansas, and is a regional center for manufacturing, agriculture, medicine and education sectors.



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