



200WEST

Stephens Inc.



RICHARDSON
PROPERTIES, LLC

200WEST

Landmark Status. Irreplaceable Location.

200 West is a high-rise office tower situated in the heart of Little Rock's Central Business District, it stands as the third-tallest building in Arkansas and provides stunning views of downtown Little Rock and the Arkansas River. This prime location is within a vibrant neighborhood, with easy access to a multitude of amenities such as restaurants, hotels, the Convention Center, and entertainment districts, making it an ideal choice for businesses and visitors alike.



FOR LEASING INFORMATION CONTACT

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Steve Tracy
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AMENITIES



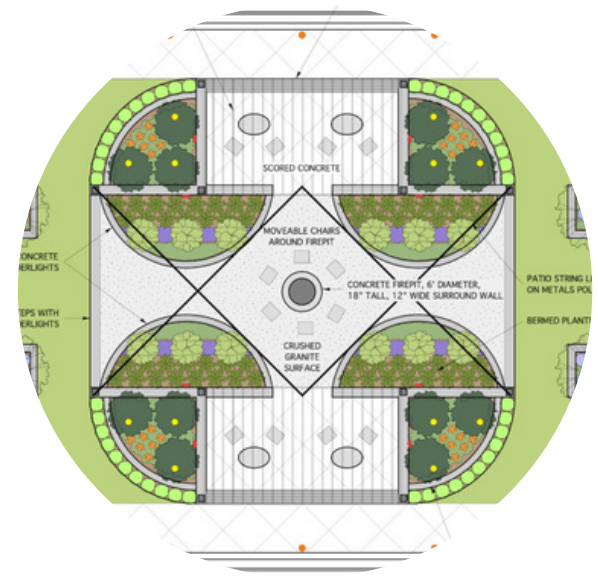
FITNESS CENTER

Accessible 24 hours a day for residents, the gym is equipped with storage lockers, showers, and changing rooms to accommodate a comfortable workout experience.



GAME ROOM

The game room, a lively hub of entertainment, boasts a variety of attractions including a ping pong table, a classic shuffleboard, and an engaging pinball machine.



OUTDOOR TERRACE

The outdoor terrace offers a serene escape, featuring a cozy firepit that adds warmth to the ambiance, surrounded by lush green spaces for a touch of nature.

AMENITIES



BREAKROOM

200 West offers a relaxing and well-equipped breakroom for employees to unwind and socialize, complete with comfortable seating, television, and modern amenities.



ONSITE LEASING

200 West features an on-site leasing office, providing convenient and immediate assistance for current and prospective tenants regarding rental inquiries and property management services.

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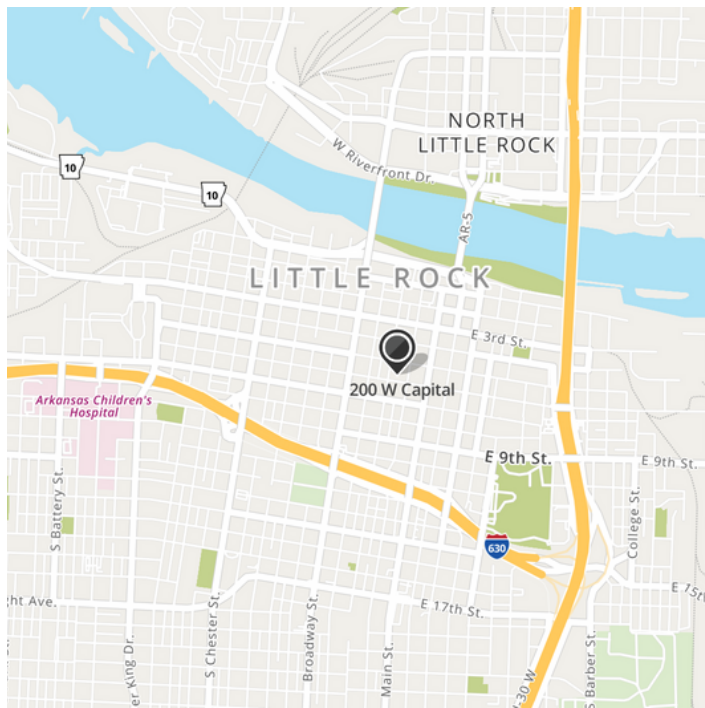
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LOCATION

Your Ideal Business Location.

With a vibrant atmosphere, you'll enjoy convenient and efficient access to restaurants, diverse entertainment choices, banks, and government facilities. This prime location not only enhances the overall convenience of your daily activities but also positions your business strategically for success. With an array of amenities at your fingertips, 200 West offers an environment where productivity and accessibility converge for the benefit of your business.



Nearby Amenities:

- **River Market**
- **Top-Rated Restaurants**
- **Creative Corridor**
- **Museums**
- **Convention Center**
- **State Capitol**
- **Government Buildings**
- **National Airport**

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ARCHITECTURAL PLANS

Discover the Future at 200 West.

200 West is not just a building; it's a redefinition of what workspaces can be. It's an invitation to businesses that aspire to thrive in an environment that is dynamic and forward-thinking. This is more than just an office space; it's a place where businesses grow, ideas flourish, and success is not just achieved, but celebrated. Recognizing that each business has its own identity, the renovation plans include options for customization. You'll have the opportunity to infuse your brand into your space, making your office not just a place to work, but a true reflection of your company's culture and values.



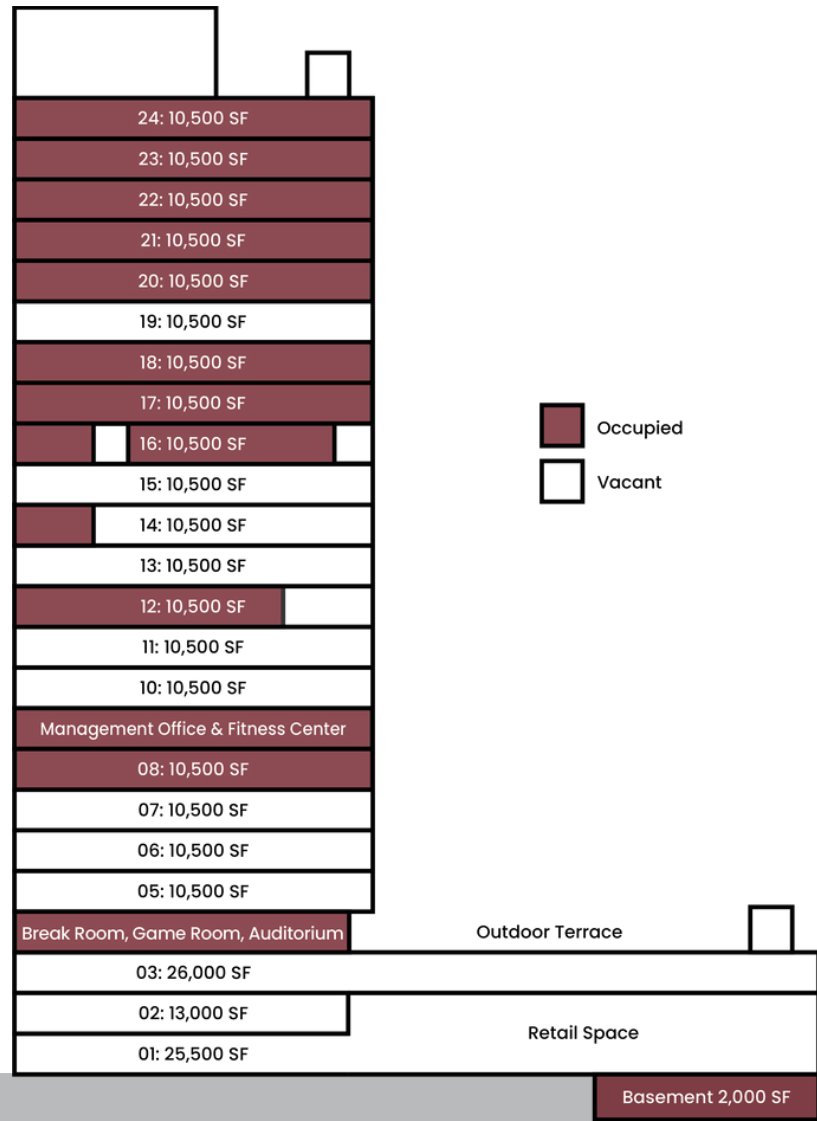
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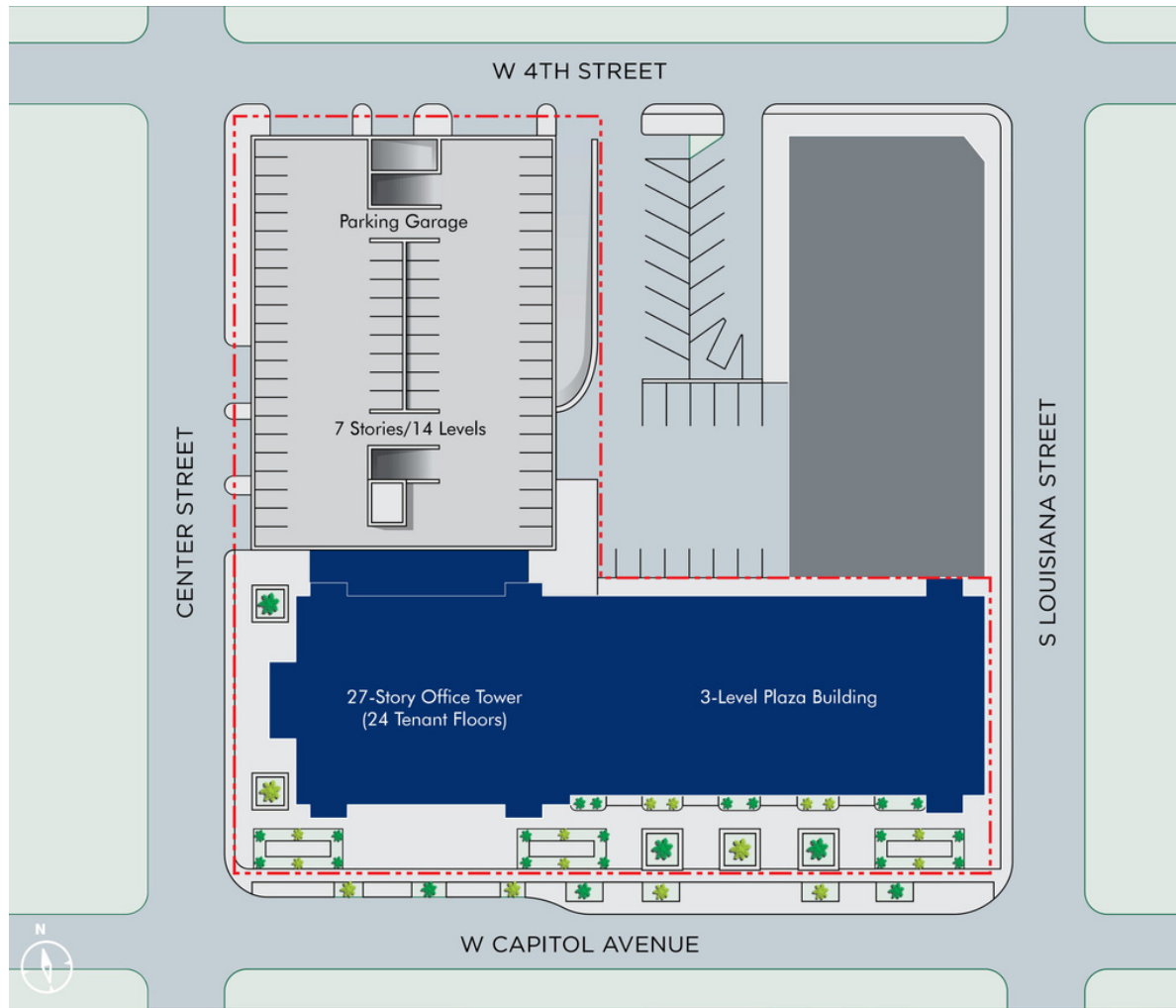
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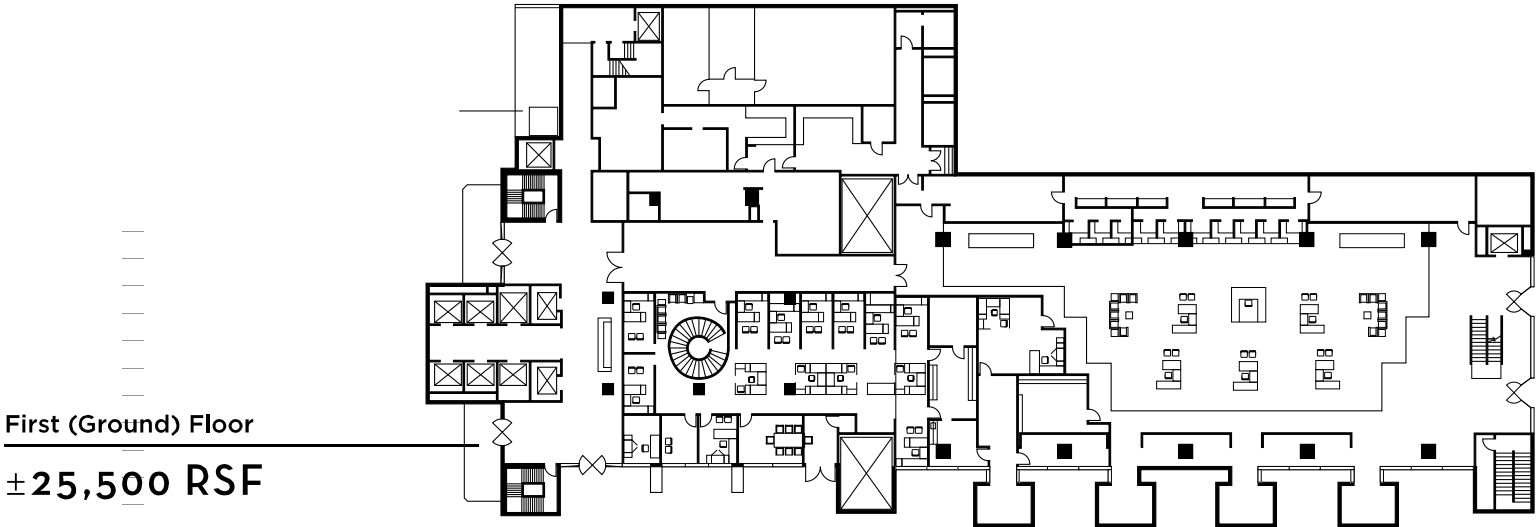
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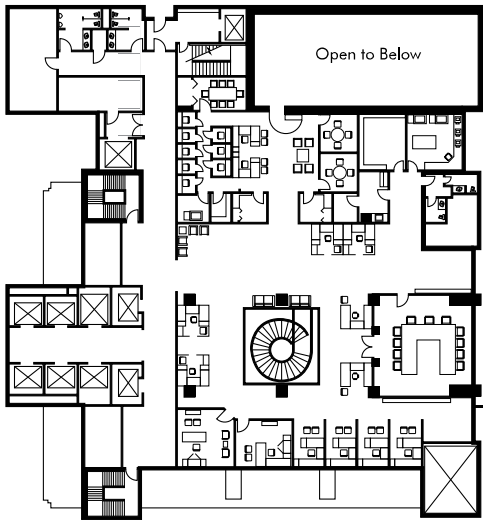
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First (Ground) Floor

±25,500 RSF



Second Floor

±13,000 RSF

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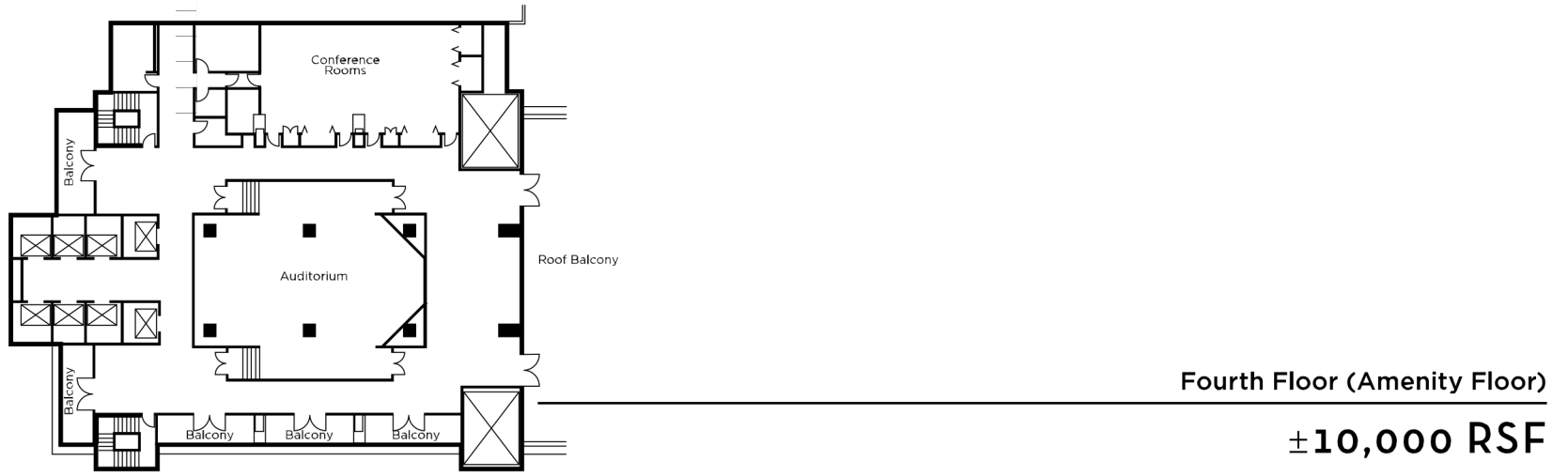
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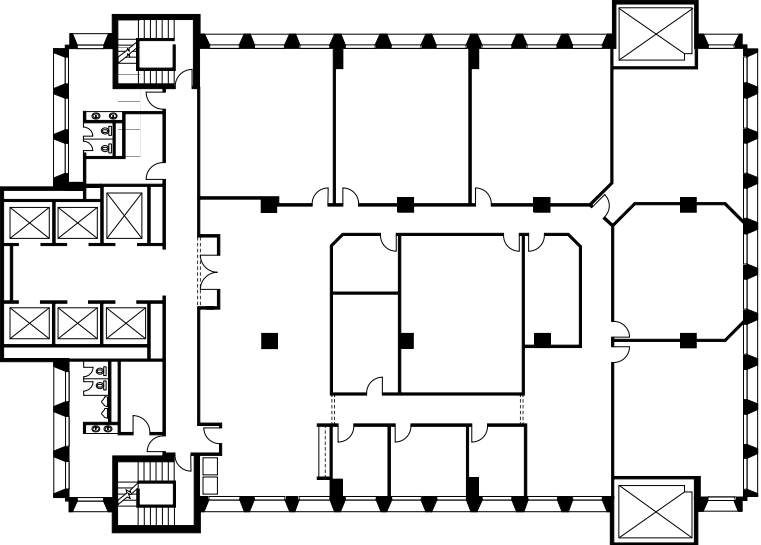
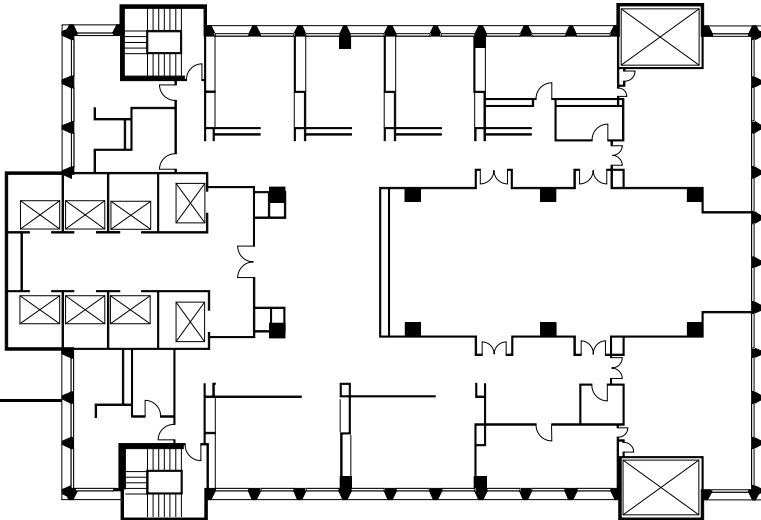
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Floors 5-10
±10,000 RSF



Floors 11-22
±10,000 RSF

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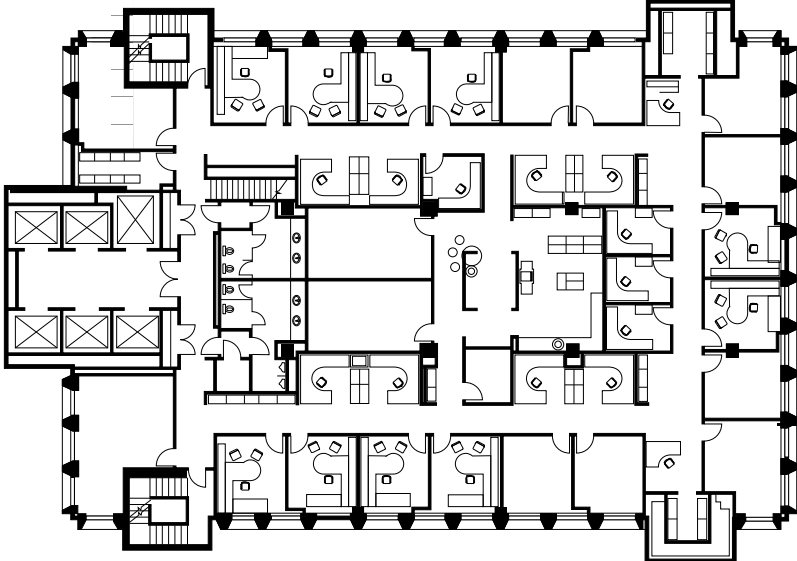
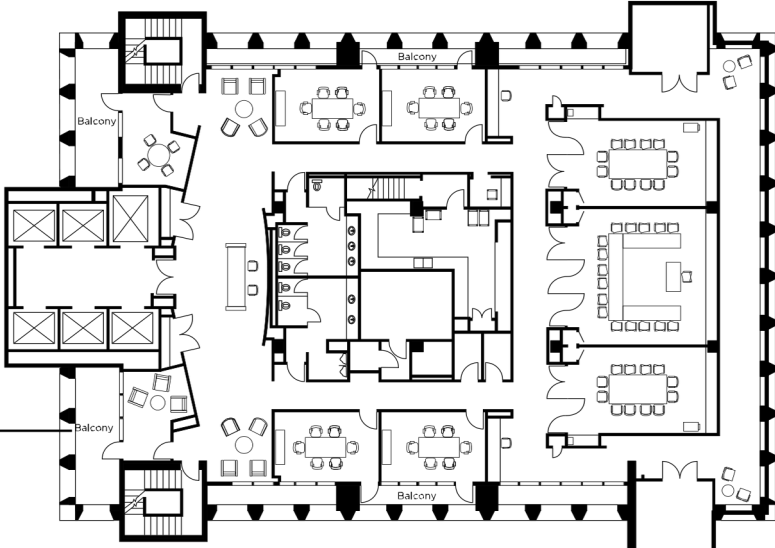
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Floor 23

±10,000 RSF



Floor 24

±10,000 RSF

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