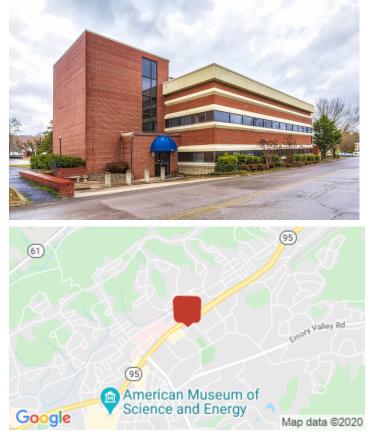
Oak Ridge Office Building / 116 Milan Way 116 Milan Way, Oak Ridge, TN 37830



Listing ID: Status: Property Type: Office Type: Gross Land Area: Sale Price: Unit Price: Sale Terms: Nearest MSA: County: Tax ID/APN: Zoning: Property Use Type: Class of Space: Gross Building Area: Building/Unit Size (RSF): **Property Visibility:** Year Built: Construction/Siding:

30578259 Active Office For Sale Governmental, High-Tech 1.50 Acres \$1,250,000 \$82.62 PSF Cash to Seller Knoxville Anderson 001100A C 00200 0-2 OFFICE DISTRICT Investment, Vacant/Owner-User, **Business** Class B 15,129 SF 15,129 SF Good 1943 Brick



Overview/Comments

Super opportunity for a brick 2-1/2 story office building on 1-1/2 level acres. Amazing location next to the Oak Ridge Post Office. Plenty of parking and room for expansion. Vacant 1 acre flat lot across drive is INCLUDED in sale price. Well built all concrete and brick building with elevator and 3 staircases. Great candidate for owner-occupant or senior living conversion. Perfect floor-plan for an owner to occupy one floor and lease out the other. Tall Ceilings, especially on upper floor, allows for a variety of office and R&D

type uses. . Priced below market at \$83/SF!. Square footage derived from Tax records, deemed reliable but not guaranteed. Call for tour or information.