

Chapman Highway Strip Mall

11212 Chapman Hwy., Seymour, TN 37865



Listing ID:	28835457
Status:	Active
Property Type:	Retail-Commercial For Sale
Retail-Commercial Type:	Convenience Store, Free-Standing Building
Gross Land Area:	0.71 Acres
Sale Price:	\$899,900
Unit Price:	\$177.01 PSF
Sale Terms:	Cash to Seller, Other
Nearest MSA:	Knoxville
County:	Sevier
Tax ID/APN:	078045 09504
Zoning:	C-2
Property Use Type:	Net Leased Investment (NNN), Investment, Business
Gross Building Area:	5,084 SF
Building/Unit Size (RSF):	5,084 SF
Road Type:	Paved, Highway
Property Visibility:	Excellent
Highway Access:	192 ft. on Chapman Hwy
Tenancy:	Multiple Tenants
Year Built:	2008
Construction/Siding:	Brick/Vinyl Siding
Parking Type:	Surface



Overview/Comments

Six units...tenants pay all utilities and property taxes.

UNITS 100, 101,102,103,104 ARE LEASED. ONLY THE LOWER LEVEL (UNIT 105) IS VACANT

. Great location w/192 ft of Chapman Hwy frontage...appx. 0/71 acrea. Visible from 411/441 intersection. Across from Walgreens, next to Hardees. Food City,Weigels, Exxon, McDonalds in this area. (EXTRA 0.25 ACRE LOT AVAILABLE) Even without the building, the land is worth this price. ..or modify the bldg., keeping some of the tenants...many possibilities in a booming area.

Little Caesars, w/drive through, leases the corner unit.

TDOT is adding a turn-lane and sidewalk in front of this property...should be completed soon.