

331 WALDRON ROAD



FOR SALE/LEASE

1,375-6,600 SF
LaVergne, TN



PROPERTY FEATURES

- Retail strip center
- +/- 1.35 Acres
- For Sale- \$1,800,000
- For Lease- 1,375-6,600 SF available
- Great opportunity for an Owner to occupy 6,600 SF building in rear.
- Zoned C-2
- Located 1 mile off Interstate 24
- Traffic count: 21,135 vehicles per day



AVAILABILITIES

SUITE AVAILABLE	SF	PRICE
600	1,375	\$15.00/SF NNN
700-800	6,600	\$13.50/SF NNN



SUITE 600

- Currently built out with 2 offices
- Open space
- Restroom

SUITE 700-800

- 6,600 SF
- 7 roll-up doors
- Fully conditioned space
- 20' Ceiling

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