

510 E Broadway Blvd

510 E Broadway Blvd, Jefferson City, TN 37760



Listing ID:	30575401
Status:	Active
Property Type:	Retail-Commercial For Lease
Retail-Commercial Type:	Free-Standing Building, Mixed Use
Contiguous Space:	6,336 SF
Total Available:	6,336 SF
Gross Land Area:	0.55 Acres
Lease Rate:	\$3,000 (Monthly) \$5.68 PSF (Annual)
Base Monthly Rent:	\$3,000
Lease Type:	Other
Nearest MSA:	Morristown
County:	Jefferson
Tax ID/APN:	0450150 A 00500
Gross Building Area:	6,336 SF
Building/Unit Size (RSF):	6,336 SF
Property Visibility:	Excellent
Tenancy:	Single Tenant
Year Built:	1984
Parking Type:	Surface



Overview/Comments

Incredible opportunity for high visibility, commercial property! The true value of this property is its location and traffic count. 2018 TDOT daily traffic count is 26,058 vehicles. There are many thriving businesses within a few hundred feet: Pal's, Zaxby's, Bojangle's, Hardee's, Gondolier, Walmart, Lowes, and Waffle House just to mention a few. The current building has many uses and has been used in the past as an ATV/UTV sales and service center and moving vehicle rentals. The building provides 2,736 square feet of heated and cooled showroom space with an additional 3,600 square feet of warehouse/storage area. If you are looking for a high traffic count location for your business, then you should consider this property. City water and sewer are attached to the building as well as electric and high speed cable internet. The property is fenced and secure. Drive by anytime and feel free to pull in and look around. If you wish to go into the shop area then an appointment would be necessary.

There is 2,736 Square Feet heated and cooled with an additional 3,600 feet unfinished.