

**Owner
Financing
Available**



Sale or Lease

\$349,888

**9,174+ SF Retail
Former Dollar General**



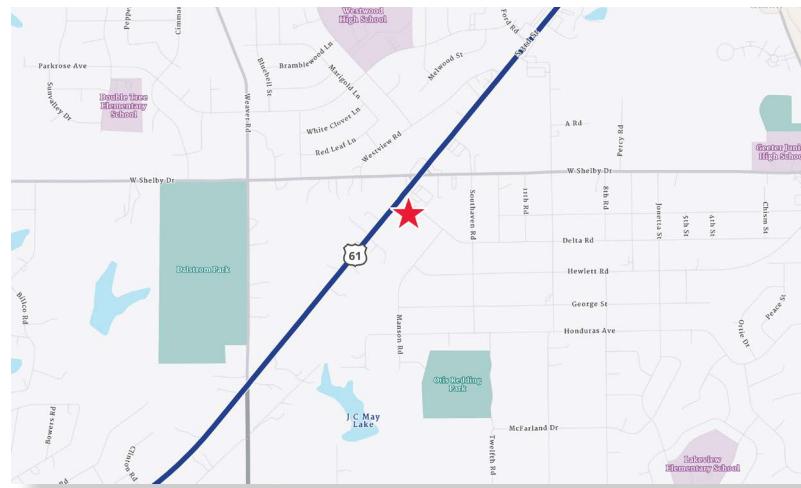
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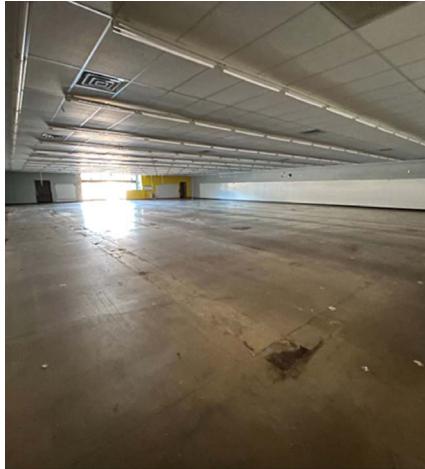
**4712 S. Third St.
Memphis, TN 38109**



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Accelerating success.

Sale or Lease



Property Features

Southwest submarket

9,174± SF

1,104± SF warehouse

Built in 2008

Metal R-panel roof

Concrete floor

1.99± AC

T-5 lighting

9'9" - 10'4" ceiling height

No columns

2 bathrooms

Direct access to Hwy. 61



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