

# FOR LEASE

8,585 SqFt

31 PHYSICIANS DRIVE

Jackson, TN 38305



## OFFERING SUMMARY

For Lease:	<b>23.00 NNN</b>
Building Size:	<b>8,585 SF</b>
Number of Levels:	<b>1.5</b>
	<b>Down 7214 SF</b>
	<b>Up 1371 SF</b>
Year Built:	<b>1993</b>
Renovated in 2008:	<b>2008</b>
Parking Spaces:	<b>50</b>
Zoning:	<b>B-1</b>
Market:	<b>National/Regional West Tennessee</b>

## PROPERTY OVERVIEW

Vacant - Ready For Occupancy.  
Class A Medical Office Complete renovation 2008. Large Medical practice or a Great Location for Multi-Physicians. Custom Medical Office with Large Reception, Procedure Room, 12 Exam Rooms, Conference Room, Administrative offices and Extensive File Storage. Some Restrictions may apply per Restrictive Covenant. Current Tenant vacates End of November. Furniture Available.  
  
Owner will consider lease \$23.00 NNN AS IS. Minimum of 3 years lease and acceptable Credit. Some Restriction may apply to Buyer or Tenant per Restrictive Covenants.



CHRIS CAROTHERS, CCIM, ALC



731-616-9464  
731-664-1006



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HickmanRealty.com



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**CCIM**

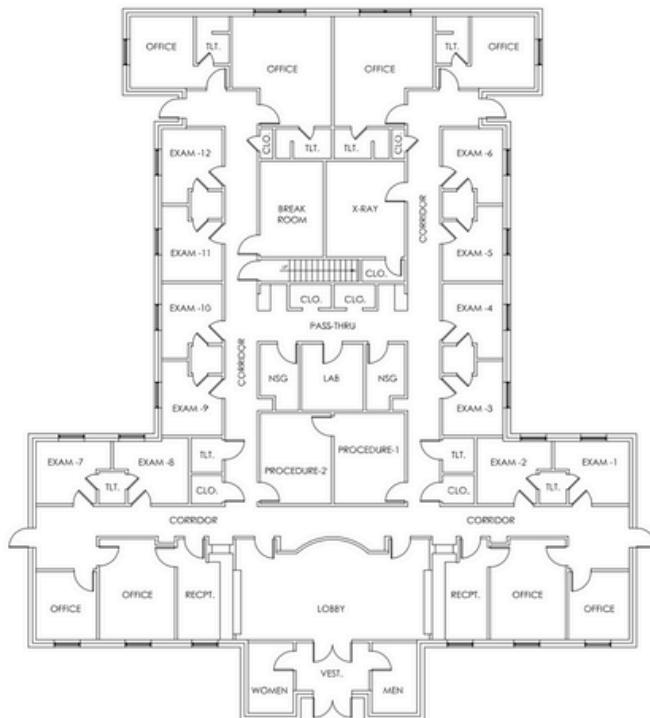
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## MAIN LEVEL



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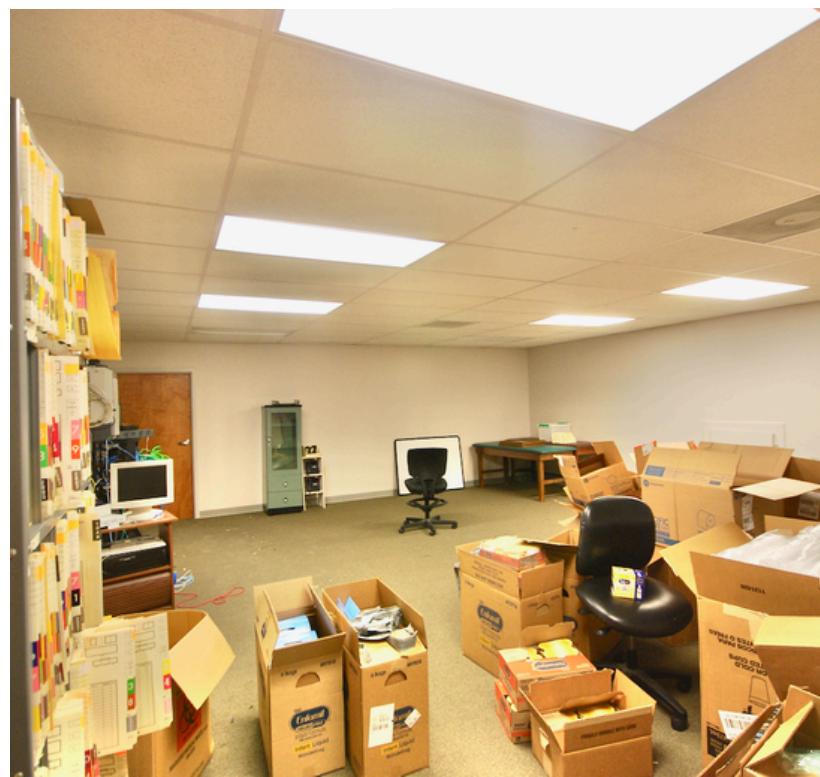
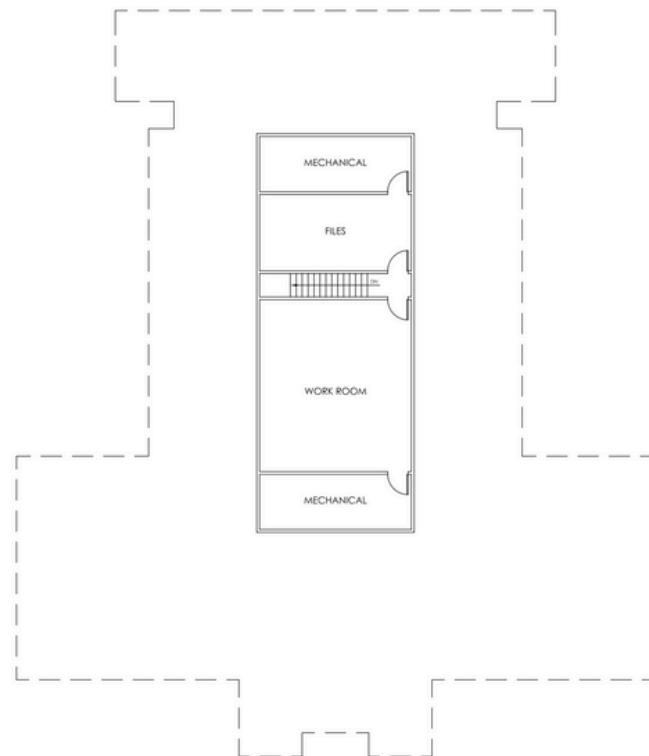
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UPPER LEVEL



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## DEMOGRAPHICS

