

GRAY WAREHOUSE

114 Judge Gresham Road
Gray, TN 37615

Location

Approx. 1.2 miles off I-26, exit 13 in Gray; Just off Gray Station Road

Available for Lease

Approx. 6,000 SF office/warehouse with approx. 1/3 acre fenced-in storage yard
\$7.50/SF/year NNN

Highlights

Approx. 4,871 SF warehouse/1,702 SF office (on 2 floors) with gated entrance

12'x14' and 12'x12' drive-in doors

800 amp, 480 volt electrical service

16' eave heights, 18.5' center heights, high bay lights, compactor and restroom in warehouse

Fenced-in storage yard - includes industrial scale and approx. 1,950 SF covered outdoor storage

Office includes lobby/waiting area, reception area, 3 offices, 2 restrooms, utility room, storage closet, telecom closet, break room with refrigerator, TV & microwave

Approx. 1 mile from I-26

Approx. 6 miles from I-26/I-81 interchange

Demographics

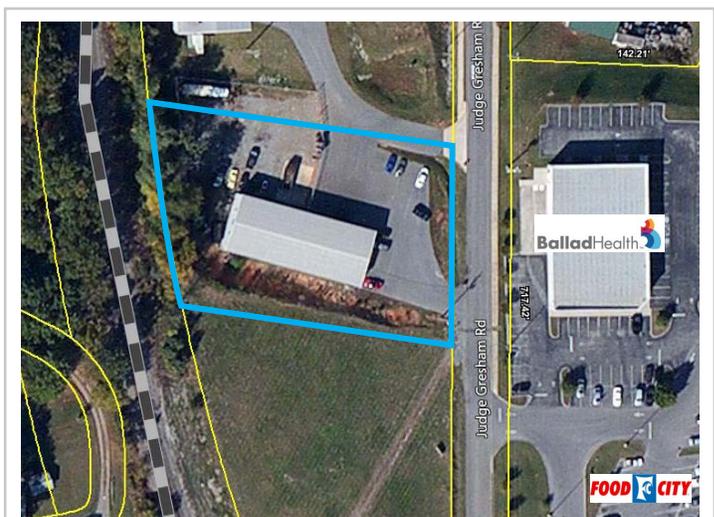
| (2025 Est.) | 5 mile | 15 mile | 25 mile |
|------------------|----------|----------|----------|
| Population | 41,258 | 297,871 | 465,686 |
| Median HH Income | \$81,101 | \$62,080 | \$59,470 |
| Median Age | 44.9 | 43.6 | 44.6 |

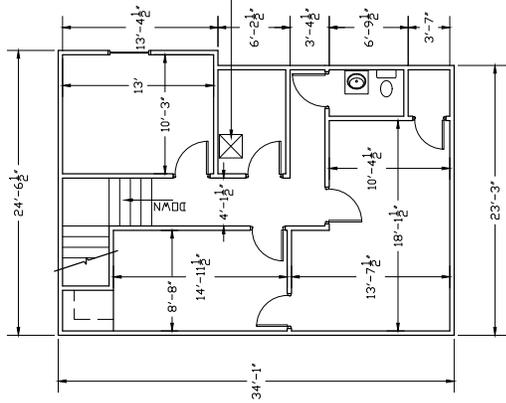
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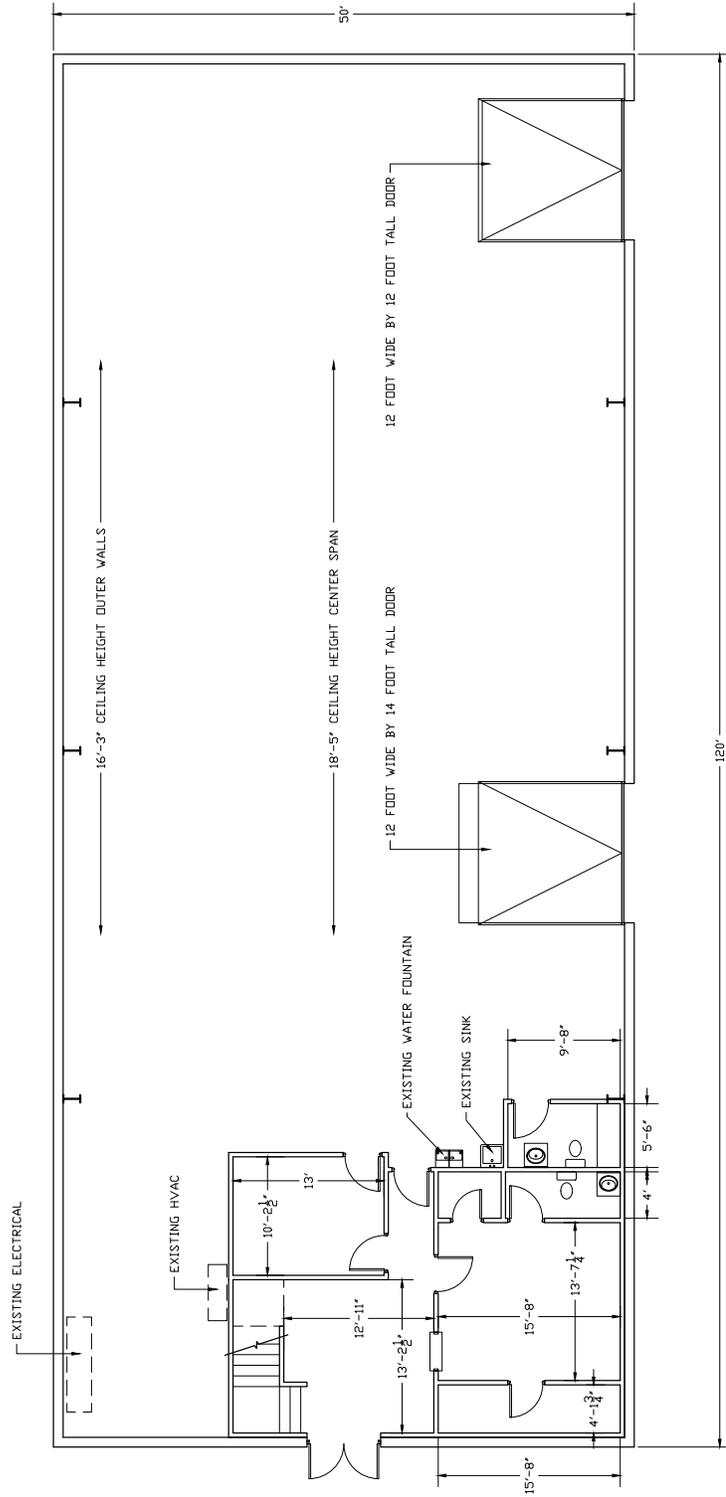
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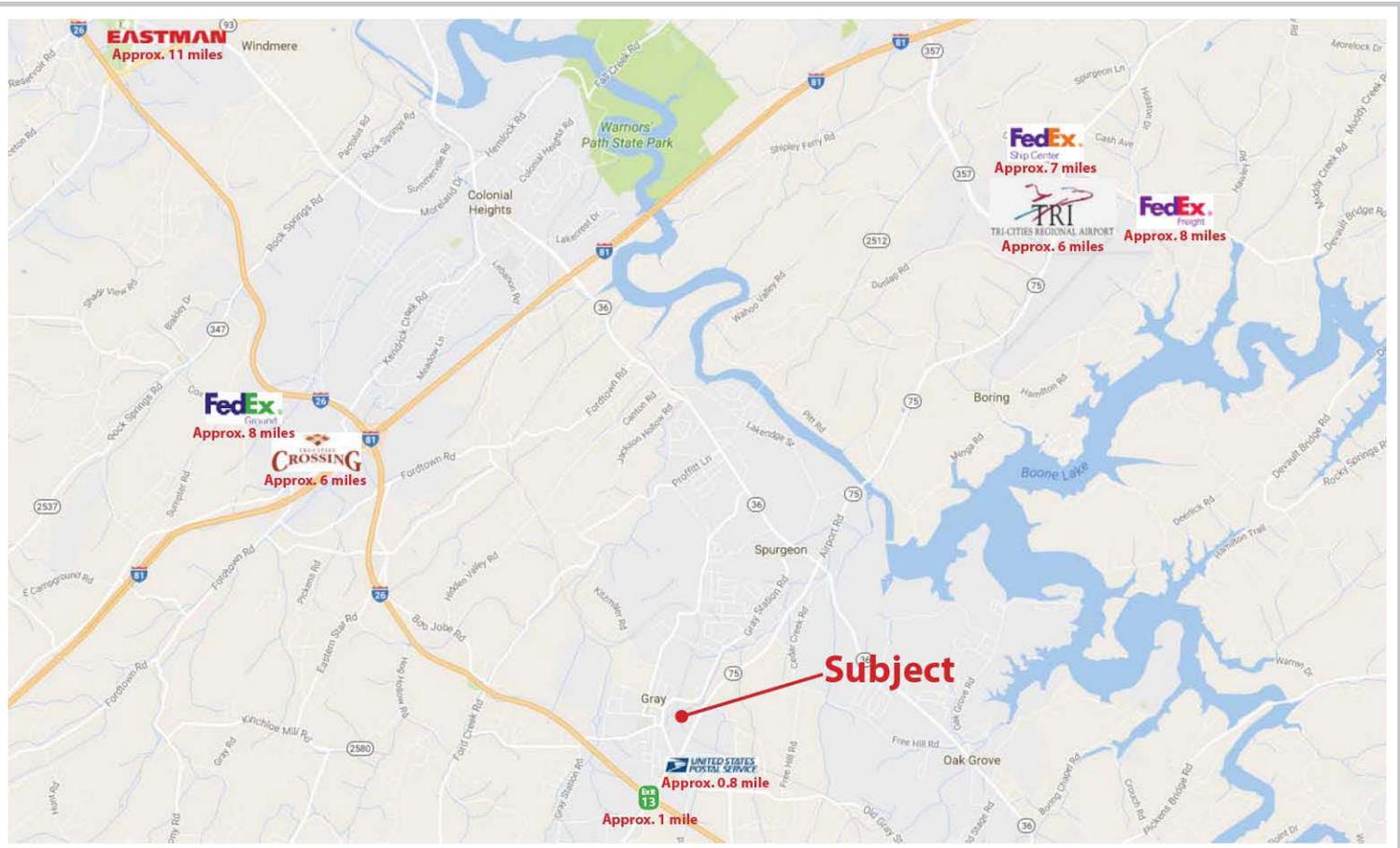
EXISTING SECOND FLOOR PLAN

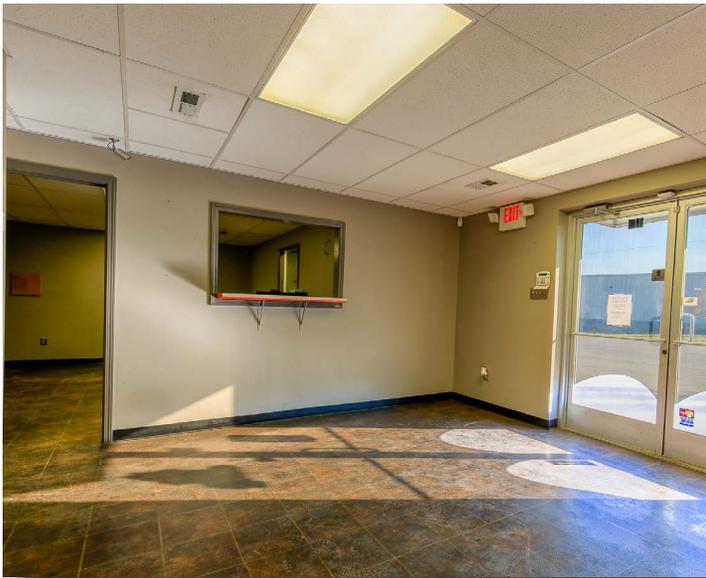
SCALE = 1/8" = 1'-0"



EXISTING FIRST FLOOR PLAN

SCALE = 1/8" = 1'-0" 6000 SQUARE FEET (FOOTPRINT)





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