



2224 Polymer Drive Chattanooga, TN

Property Information

Multi-Tenant Industrial Warehouses for Lease

Prime location with high visibility along Hwy 153. Conveniently situated near Chattanooga Airport and just minutes from Amazon and Volkswagen facilities. Ideal for logistics, distribution, or light manufacturing.

Offering Summary

LEASE RATES:	Contact Listing Agent
SF AVAILABLE:	20,000 - 60,000± SF
TOTAL (2) BUILDINGS SF:	120,000± SF
ACRES:	6.3± Ac
ZONING:	I-H
YEAR BUILT:	1965
TRAFFIC COUNT:	19,615 VPD on Shallowford Rd 81,452 VPD on HWY 153

📍 520 Lookout Street Chattanooga, TN 37403

📞 +1 423 267 6549

🌐 naicharter.com

**For more information,
please contact:**

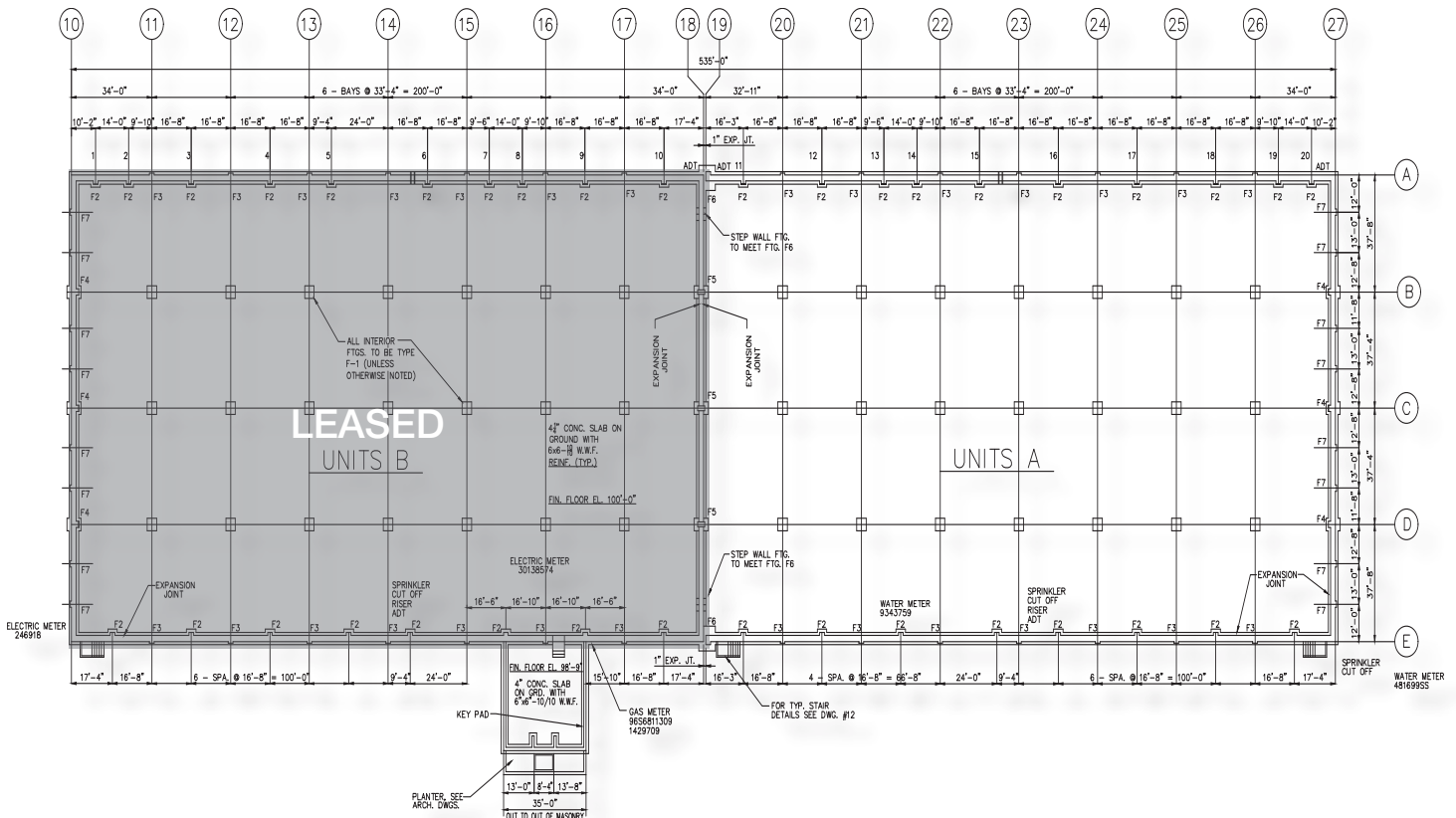


Chad Wamack, SIOR
o: 423 308 3763
e: cpw@charterre.com

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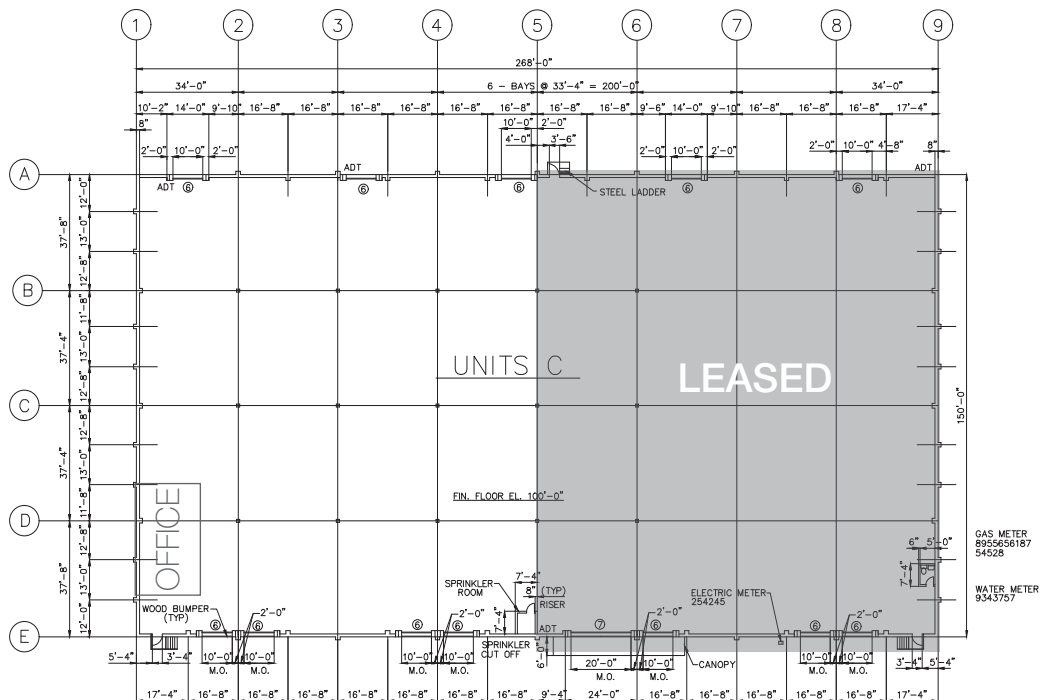
Property Highlights

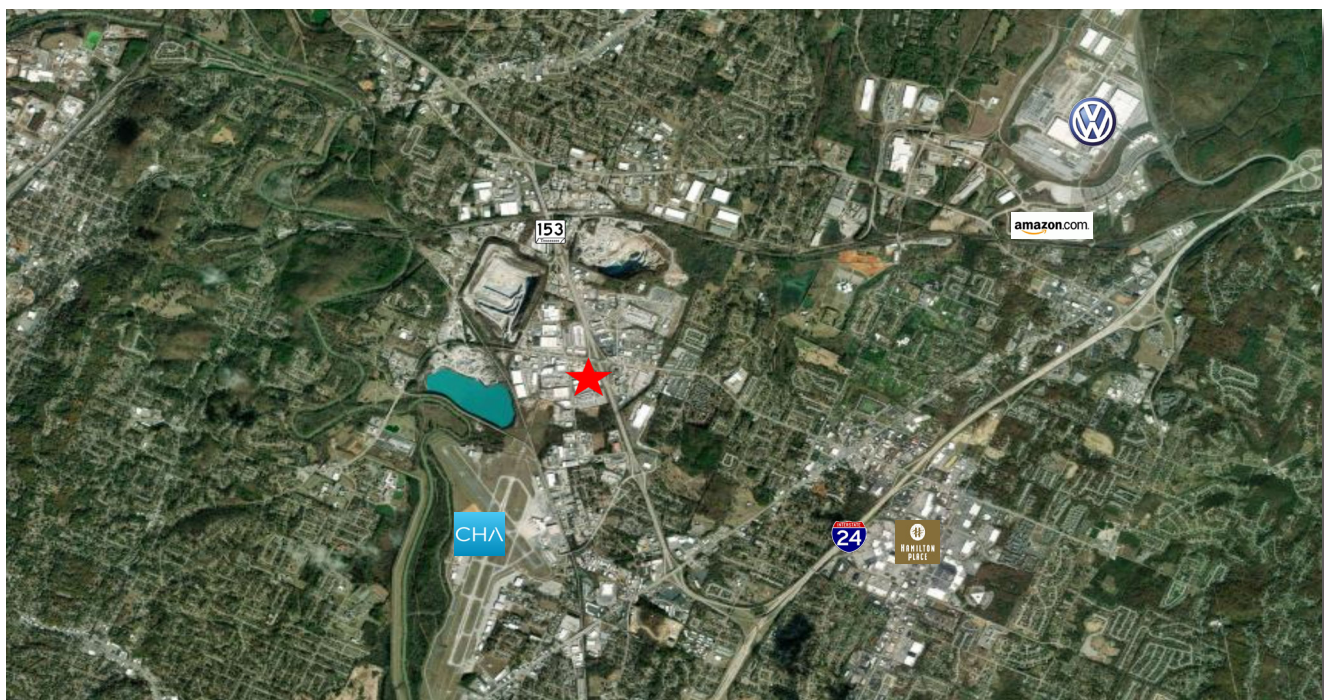
- Square Footage: 40,000± SF
 - Docks w/Levelers & Bumpers: (8) 9'x10'
 - Column Spacing: 36' x 32'
 - Ceiling Height at center: 28'
- Amenities
 - Shipping & Receiving Office
 - Exhaust Fans
 - Lighting: LED
 - Sprinklers: Wet
 - Gas Heat: (3)
 - Power: 3phase 480 volts

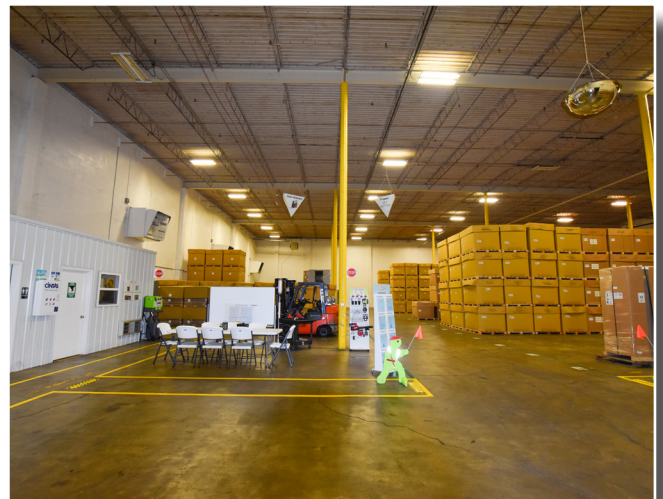
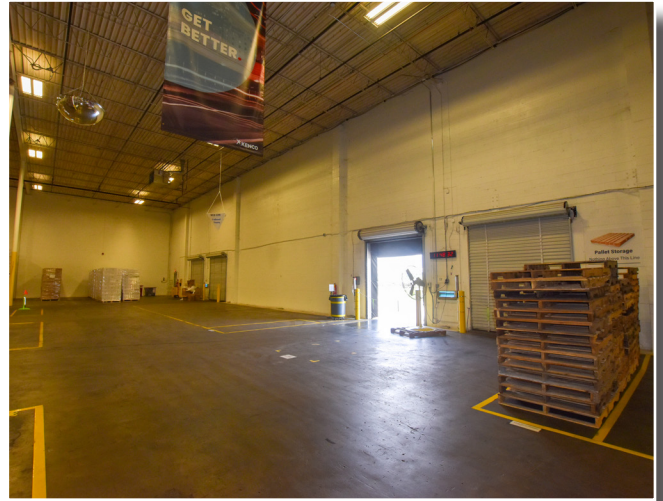
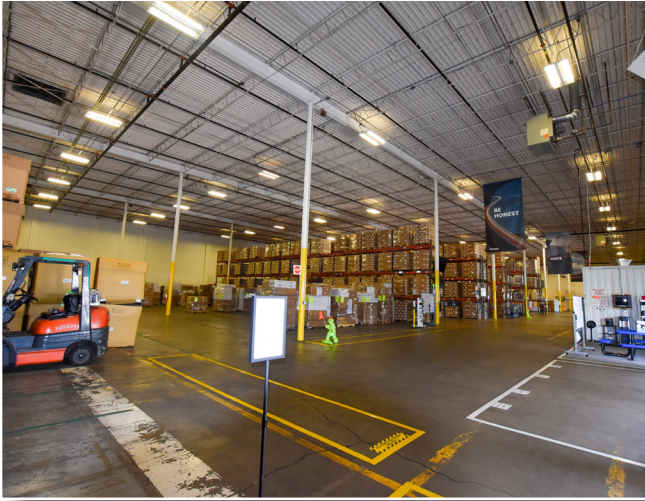


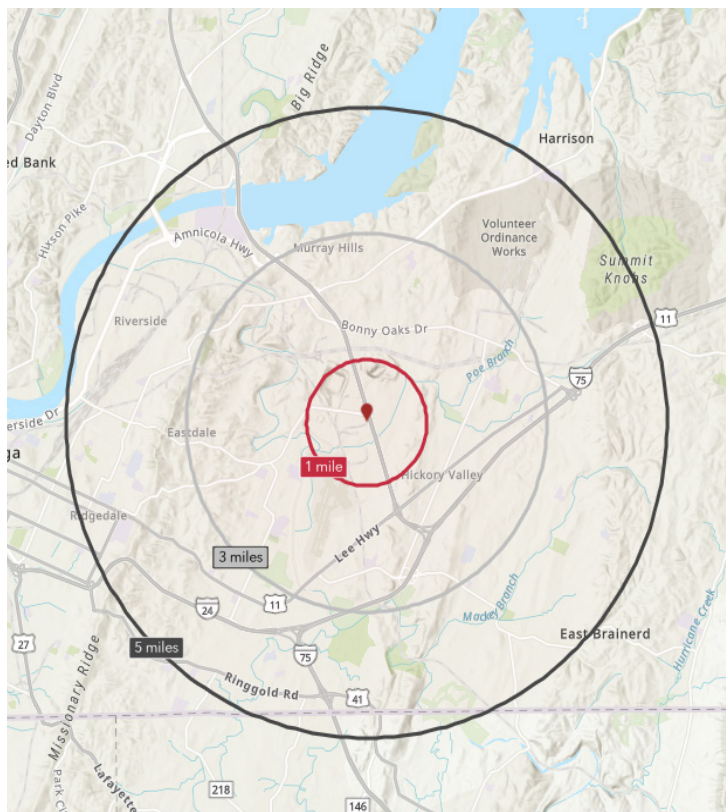
Property Highlights

- Square Footage: 20,000± SF
 - Docks w/Levelers & Bumpers: (4) 9'x10'
 - Column Spacing: 36' x 32'
 - Ceiling Height at center: 28'
- Amenities
 - Office: (2) & Restroom: (2) - 35' x 13'
 - Exhaust Fans: (3)
 - Lighting: LED
 - Sprinklers: Wet
 - Gas Heat: (2)
 - Power: 3phase 240 volts









KEY FACTS - 5 MILES

114,978

Population

39.8

Median Age



\$65,570

Median Household
Income



\$39,207

Per Capita Income



\$117,491

Median Net Worth

Population	3 mile	5 mile
2025 Population	40,256	114,978
2030 Population	41,009	118,272
Median Age	40.8	39.8
Household	3 mile	5 mile
2025 Households	18,319	49,742
Average Household Income	\$80,149	\$90,550