

FOR LEASE

203 DOWNS BOULEVARD, FRANKLIN, TN

INDUSTRIAL / RETAIL SPACE AVAILABLE | ±27,500 SF | 4.16 AC



CASEY FLANNERY, CCIM
901 289 0215

CASEY.FLANNERY@
FOUNDRYCOMMERCIAL.COM

LIZ CRAIG
314 799 1042

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TAYLOR MCANELLY
603 714 0775

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COMMERCIAL

PROPERTY DETAILS

SF AVAILABLE

±27,500 SF + ~1.5 AC outside storage

USES

Industrial / Retail / IOS

ZONING

Light Industrial

YARD

~1.5 AC

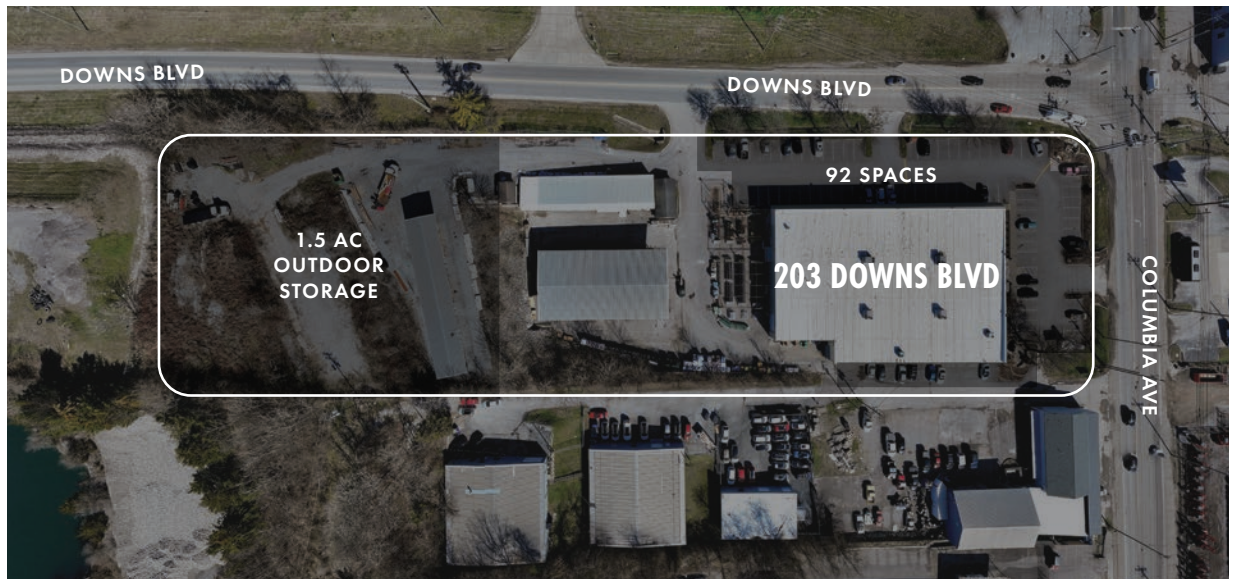
STRONG VISIBILITY

DEMOGRAPHICS

POPULATION ±22,000 SF

AVERAGE HH INCOME \$130,454

HOUSEHOLDS 18,455



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PROPERTY HIGHLIGHTS

DRIVE IN DOORS: 2

CLEAR HEIGHT: 21' - 23'

PARKING: 92 + Option to expand

SPRINKLER: WET

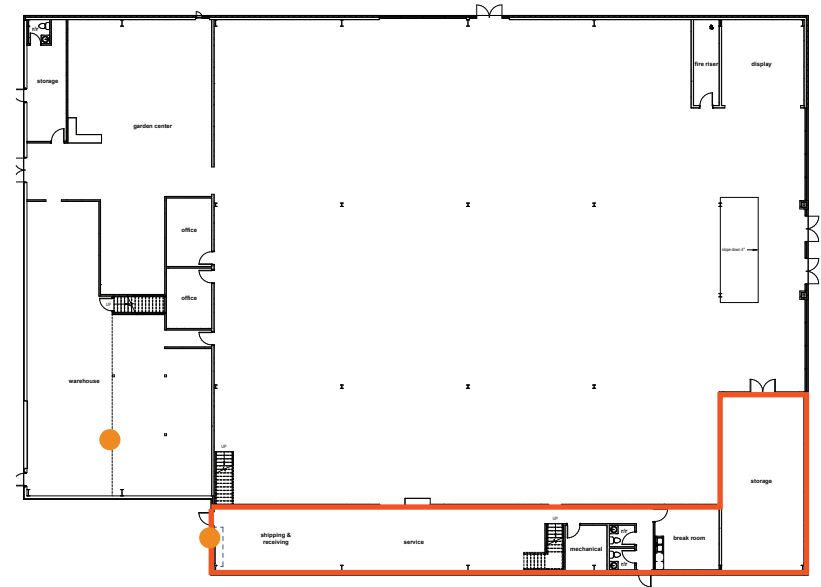
POWER: 1,000 AMPS
120/208 VOLTS
3 PHASE

ZONING: LIGHT INDUSTRIAL

LOCATION: 4 MI. TO DOWNTOWN
FRANKLIN
2.7 MI. TO HWY 96
LESS THAN 1 MI. I-65
LESS THAN 1 MI. I-840

FLOOR PLAN

● Drive In



MEZZANINE FLOOR PLAN



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CONCEPTUAL RENOVATIONS



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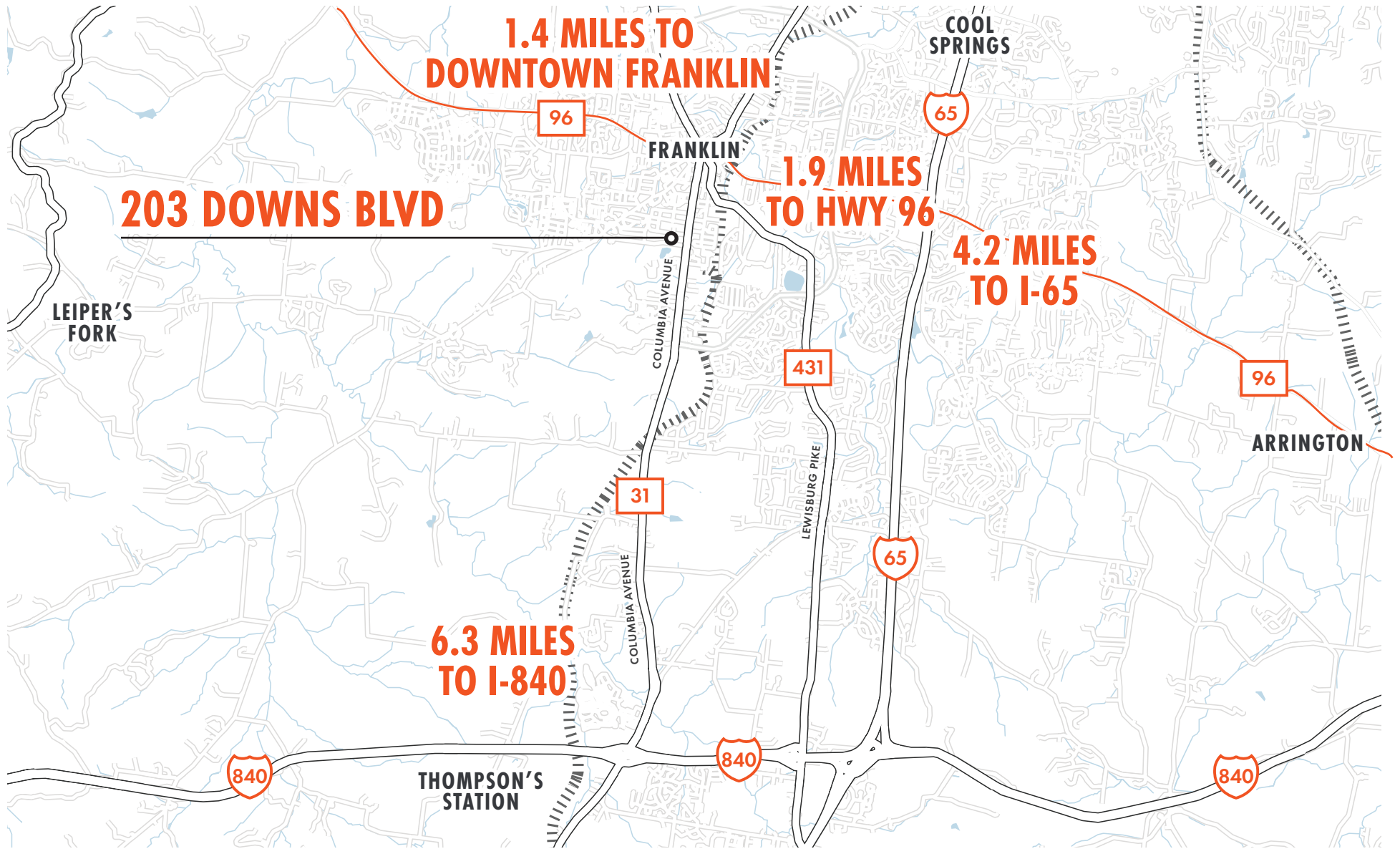
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