

FOR SALE

±4,000 SF Available

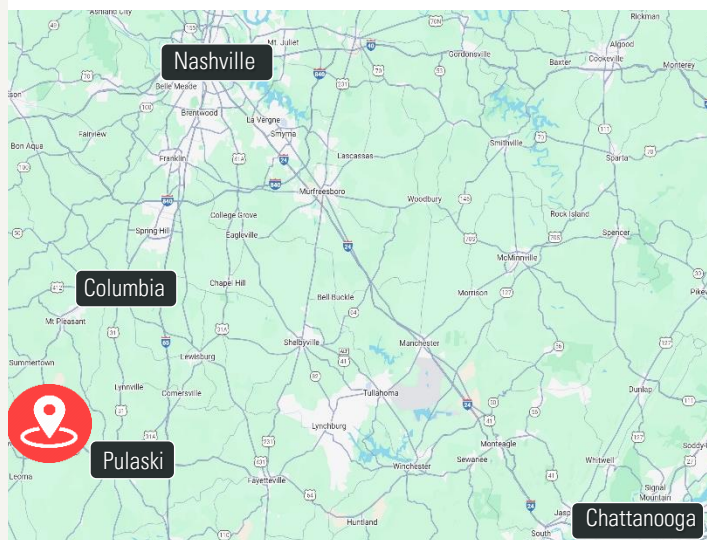
Industrial Warehouse Facility in the Growing
Lawrenceburg Market

1507 Buffalo Road, Lawrenceburg, TN 38464



HIGHLIGHTS

- Industrial Warehouse Facility
- Sale Price: \$375,000
- ±4,000 SF Total
- ±800 SF Office
 - Newly renovated
 - Mezzanine Storage
- ±3,200 SF Warehouse
 - Fully Air Conditioned (Two, 5-ton units installed 2016)
 - 3 Phase, 480 AMP Power Service
 - Clear Span
 - (2) Oversized Drive-in Doors
- ±0.85 Acre Lot
- Zoned C3 – General Commercial
- Located minutes from downtown Lawrenceburg in an active commercial corridor



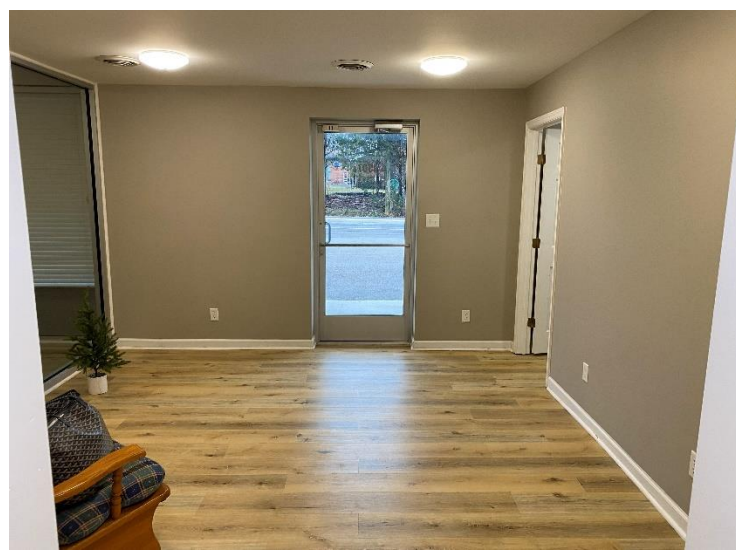
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**CHARLES
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