



# FORMER SURGERY CENTER NASHVILLE MSA

FOR SALE | LEASE

647 MYATT DR  
MADISON | TN



## SALE/LEASE DETAILS:

- **\$3,250,000** Purchase Price
- 12,689 SF | 3.20 AC
- 1985 Construction
- LEASE RATE: \$23.00 PSF
- New Roof with Transferable Warranty (2014)
- Fully Sprinklered Building
- SURGERY CENTER:  
Relocating July 2022
- C3-Zoning Opportunities Include:  
OFFICE / RETAIL  
WAREHOUSE  
SELF-STORAGE
- 5-MILE:  
POPULATION: 67,129  
HH INCOME: \$62,512



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DAVID HORN  
OGA REALTY | (615) 312-0255  
dhorn@oman-gibson.com

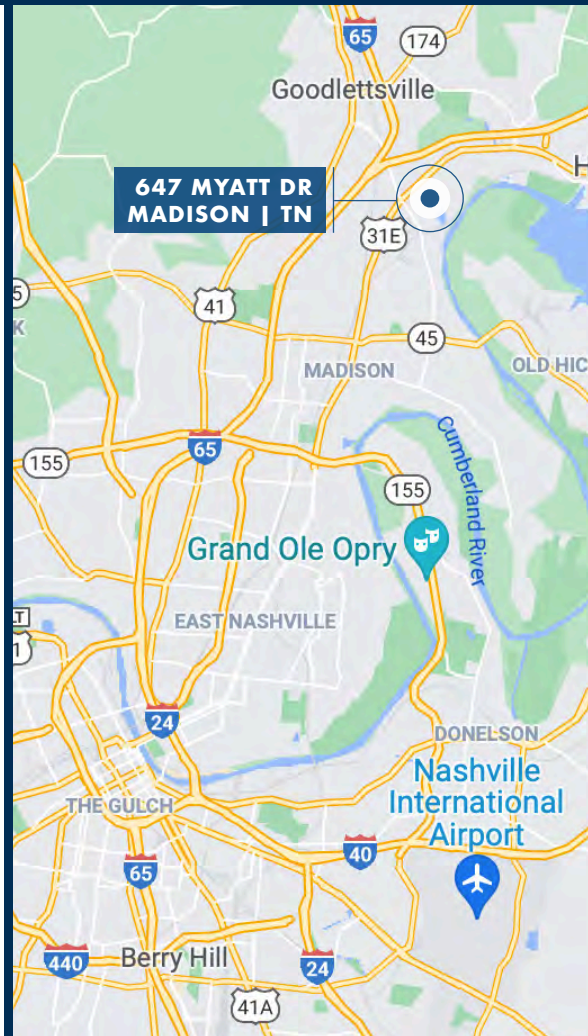
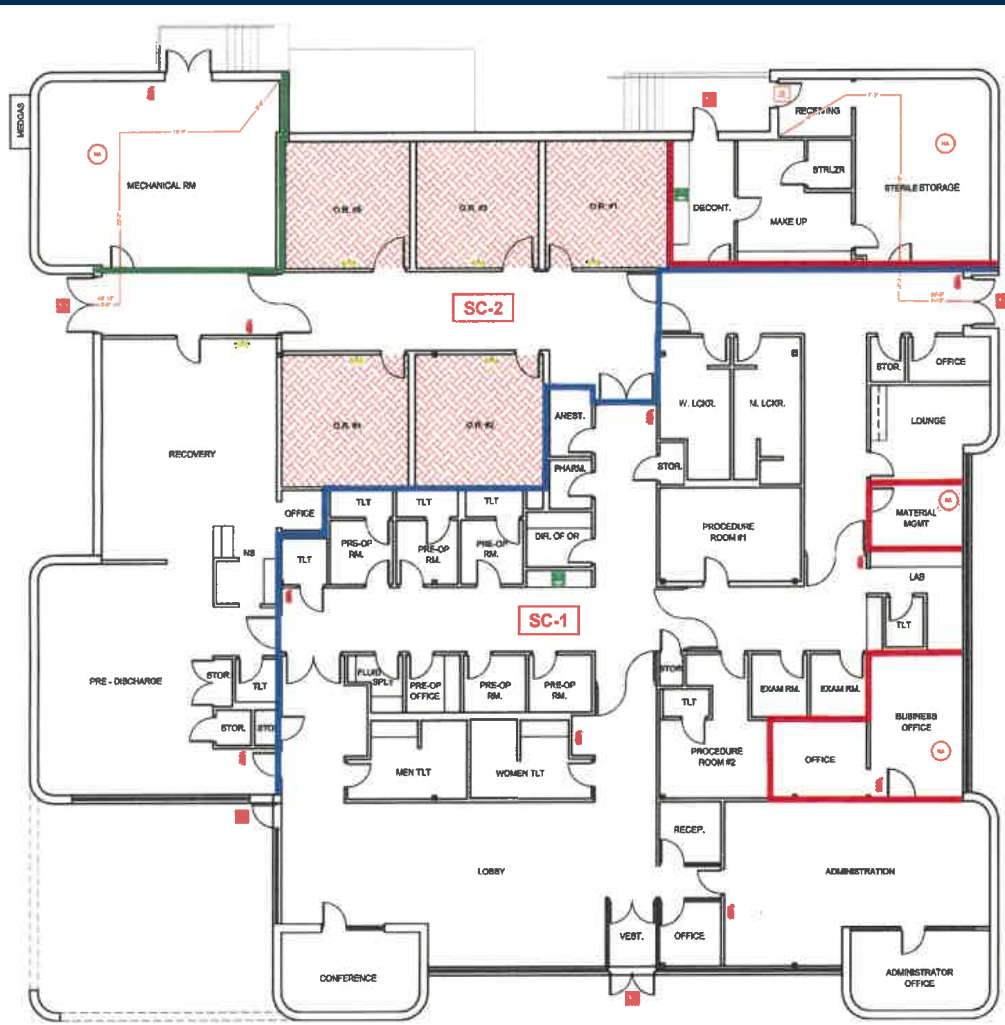
FOR MORE  
INFORMATION



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