



**LEASE**

# 2914 Dodson Ave

**2914 DODSON AVE**  
Chattanooga, TN 37406

**PRESENTED BY:**

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TN #371971

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## PROPERTY SUMMARY



### OFFERING SUMMARY

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<b>LEASE RATE:</b>	\$6.50 SF/yr (NNN)
<b>AVAILABLE SF:</b>	15,000 SF
<b>LOT SIZE:</b>	1.23 Acres
<b>BUILDING SIZE:</b>	15,000 SF

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### PROPERTY DESCRIPTION

Welcome to 2914 Dodson Ave, a prime industrial property featuring approximately 15,000 square feet of versatile warehouse, office, and storage space. This property is equipped with two roll-up doors, offering clear heights of 14 and 10 feet, respectively. The expansive yard spans approximately 0.43 acres and includes three large gates, providing ample parking and outdoor storage options. Inside, the office area boasts three private offices, and the entire building benefits from 480-volt, 3-phase power.

### PROPERTY HIGHLIGHTS

- -Approximately 15,000 SF
- -2 roll up doors
- -.43 Acres of yard space
- -3 private offices

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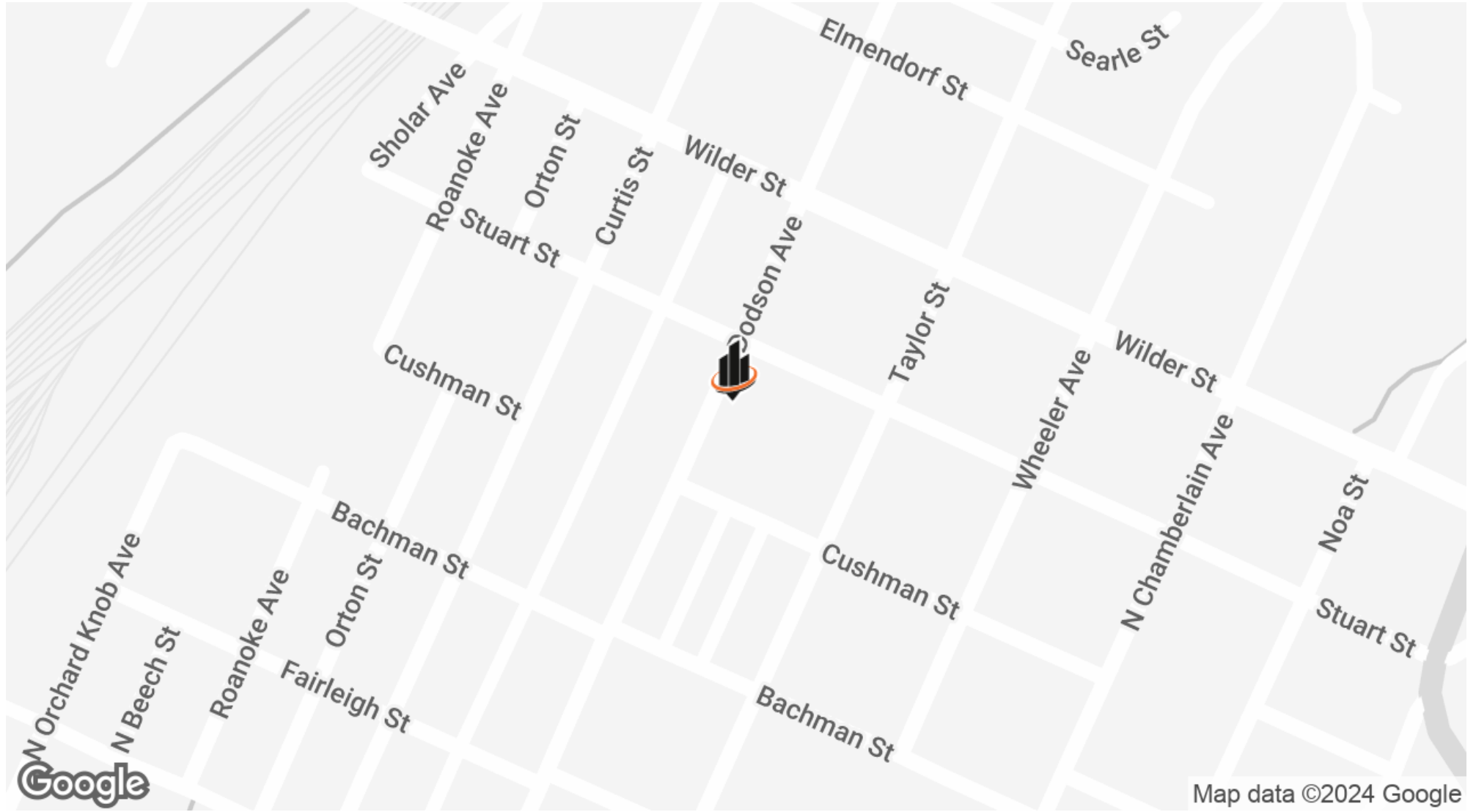
# SITE PLANS



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# LOCATION MAP



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