



WALDROP PROPERTIES, LLC

CBRE

For Sale

Approximately 4.48 Acres

354 Clemmons Road, Mt. Juliet, Tennessee

■ Offering Price: \$1,050,000

■ Acreage:
Approximately 4.48 Acres

Approximately 1.4 Acres
Has Gravel And Has
Previously Been Used For
A Lay Down Yard

■ Survey:
See Below/Attached

■ Zoning: I-2 Industrial

■ Utilities:
Sewer And Water Are
Available Along Clemmons
Road, But Not Currently To The
Property

■ Access:
Dedicated Easement Access
From Clemmons Road

■ Location:
Approximately 13 Miles
To Nashville International
Airport (BNA)

Approximately 20 Miles To
Downtown Nashville

■ Demographics Population
(2022):

1 Mile: 1,755

3 Mile: 33,315

5 Mile: 73,865

■ Average Household

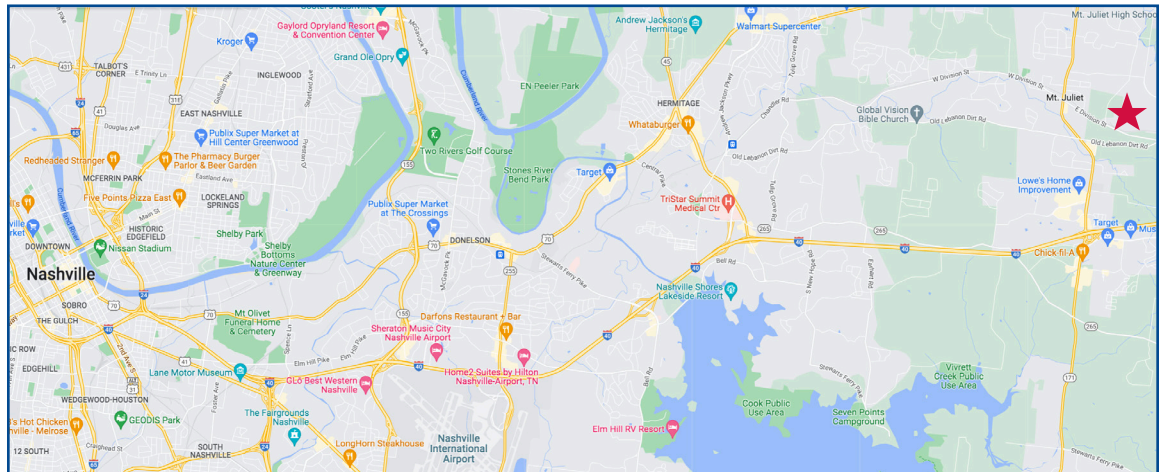
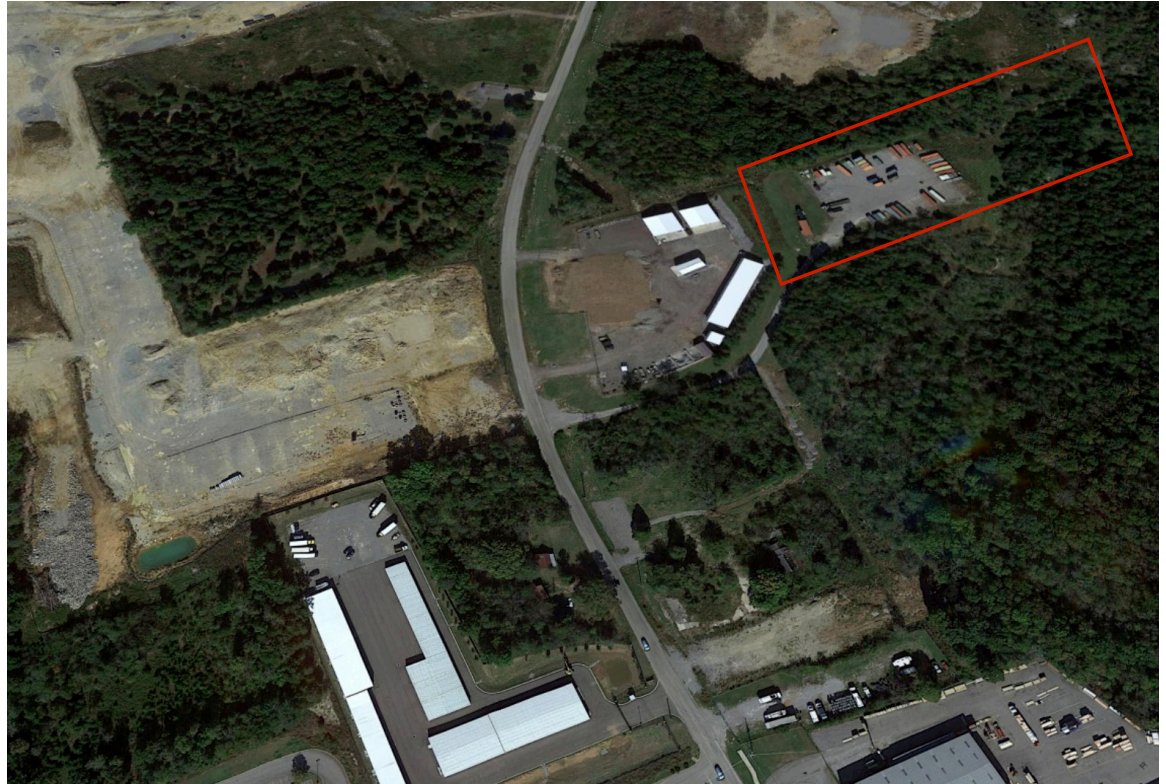
Income (2022):

1 Mile: \$110,919

3 Mile: \$120,316

5 Mile: \$121,638

Source: Esri Forecasts For 2022
And 2027



for more information contact

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or Jack Armstrong at 615-493-9257
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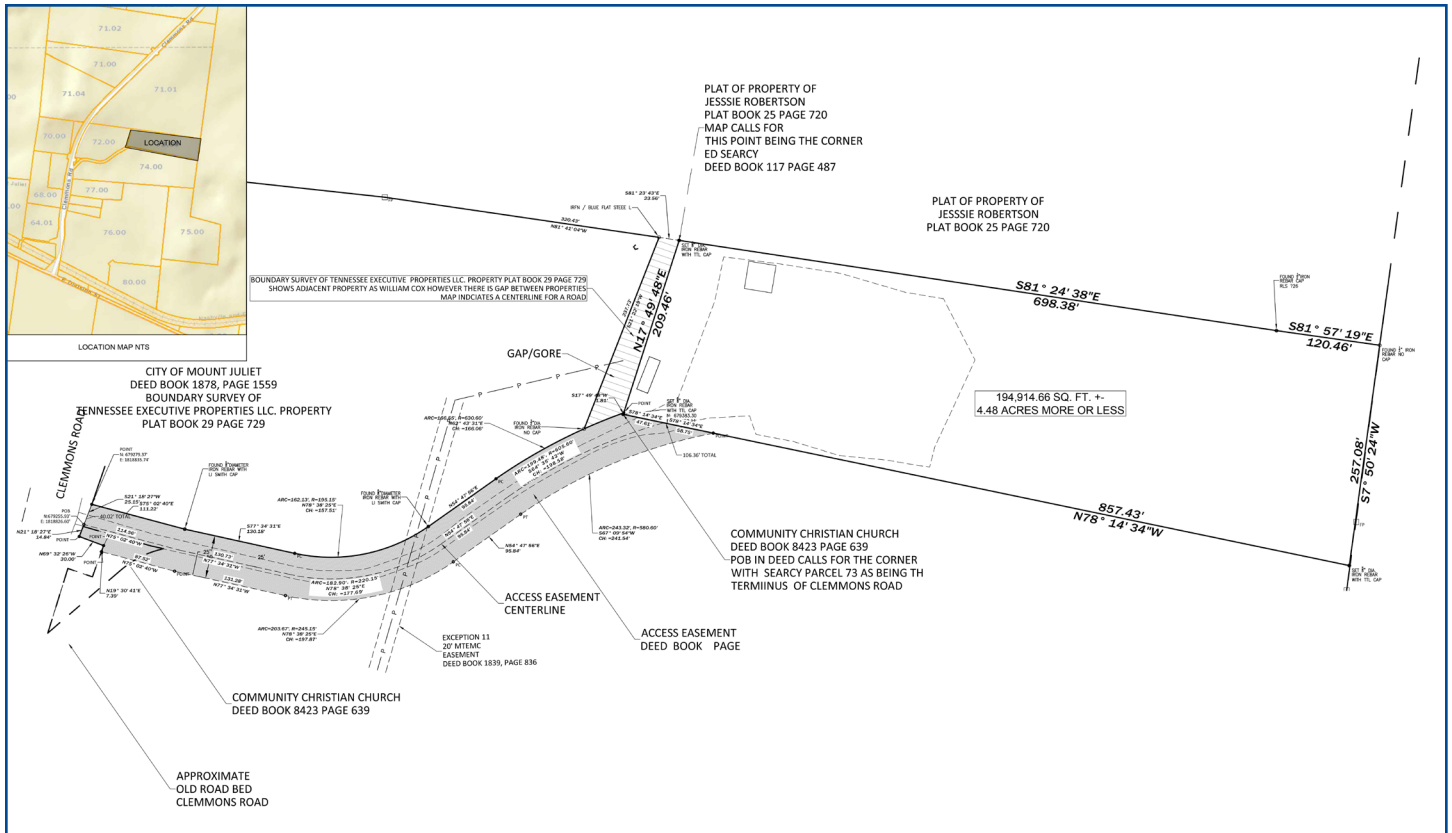
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Mt. Juliet, Tennessee



Survey

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