

# 105 Maple St



*Rossville*

BROCKMAN MISSEL  
GROUP

*with*



COMMERCIAL

EACH OFFICE IS INDEPENDENTLY OWNED & OPERATED



# BROKERAGE TEAM:

## **JENNIE BROCKMAN, CCIM**

CEO, Commercial Broker

Brockman Missel Group

KW Commercial

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GA Lic #205225

AL Lic #157857

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## **ASHLEY MISSEL**

COO, Commercial Broker

Brockman Missel Group

KW Commercial

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423.664.1550

## TENNESSEE

1830 Washington St  
Chattanooga, TN 37408

## HUNTSVILLE

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Huntsville, AL 35801

## KNOXVILLE

8550 Kingston Pike  
Knoxville, TN 37919

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# THE OFFERING

- Address 105 Maple St  
Rossville, GA 30741
- Sale Price \$6,500,000.00
- Lease Price \$5 PSF/YR NNN
- Property Type Heavy Industrial
- Lot Size +/-7 Acres
- Square Footage +/-204,000 SF



# THE PROPERTY



Prime location for Industrial  
unmatched visibility and power



Fantastic Industrial Opportunity



+/- 22 Ft Clear Height



For Lease or Sale

# 105 Maple St

*Rossville*

**105 Maple St. Rossville, GA 30741**

- +/-204,000 SF
- Heavy Industrial
- 382 Ft of Frontage
- 7 Docks
- 4 Bays
- 80% Occupied
- NOI 279,343
- 5% Cap Rate









105 Maple St  
Rossville, GA 30741

**BROCKMAN MISSEL**  
— GROUP —

423.664.1550  
423.299.3101

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