

↗ 95,281-SF MEDICAL/OFFICE BUILDING

CBRE

1421

N STATE STREET

The Watkins Building
Jackson, MS 39202

FOR SALE

CBRE, Inc., as exclusive agent, is pleased to present the following medical/office building for sale:

95,281 SF

BUILDING SIZE (SF)

3.72 AC

PARCEL SIZE (ACREAGE)

290

PARKING SPACES

C-2

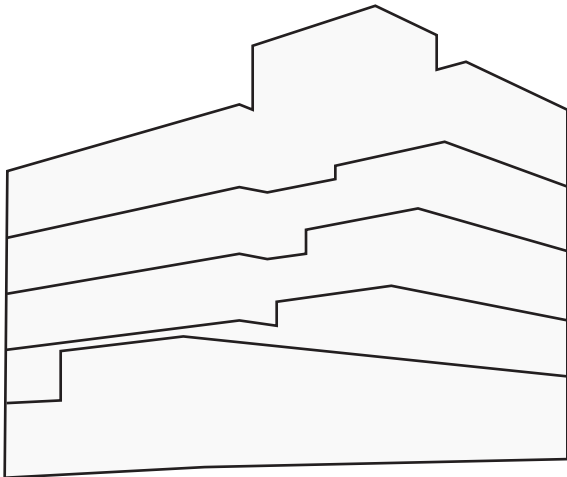
LIMITED COMMERCIAL
DISTRICT ZONING

14,000

VEHICLES PER DAY

\$6.5M

ASKING PRICE



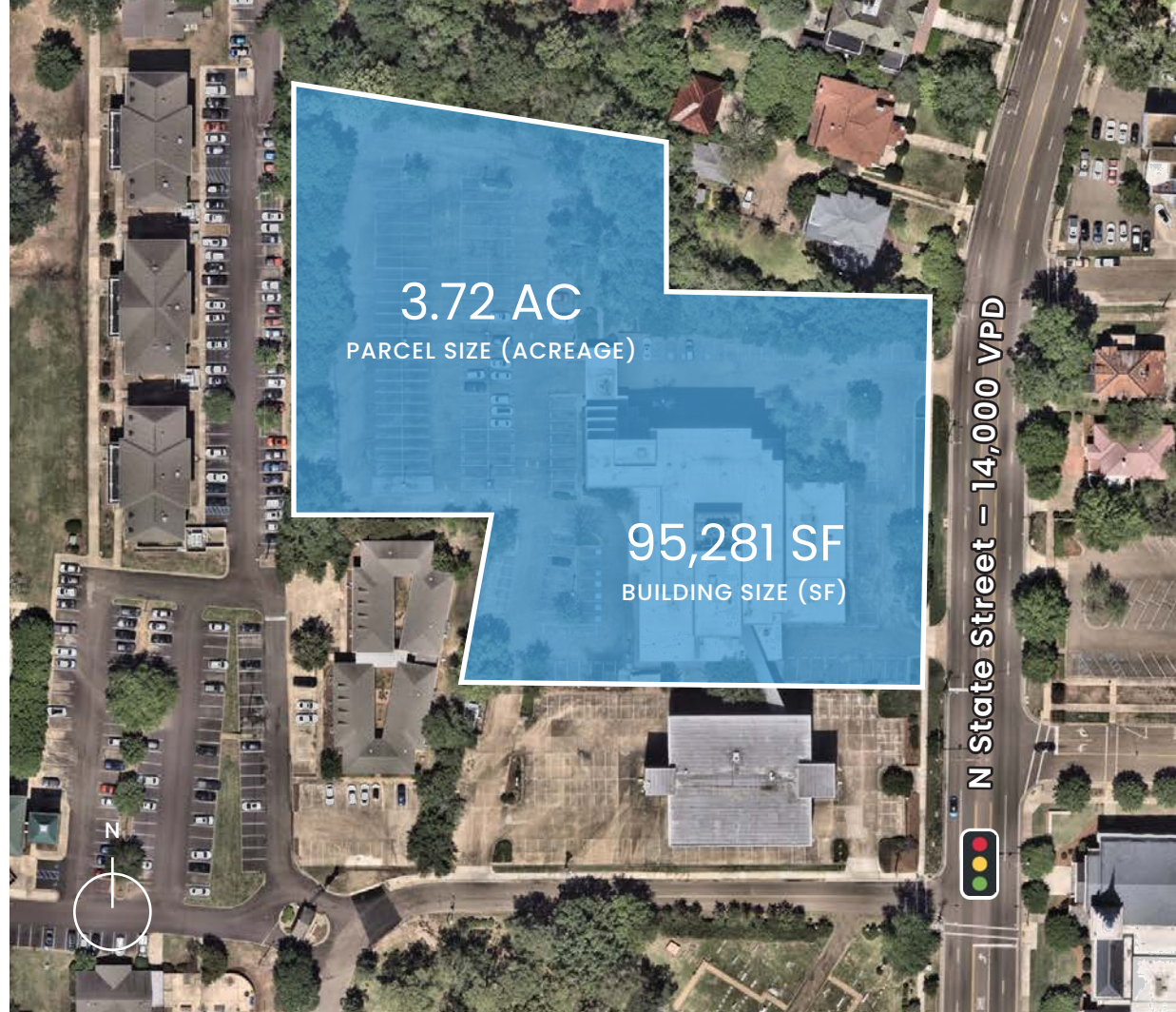
- Floor 5: 16,486 SF
- Floor 4: 16,486 SF
- Floor 3: 16,486 SF
- Floor 2: 16,486 SF
- Floor 1: 29,335 SF

- + Adjacent to Millsaps College
- + 0.44 mile west of Belhaven University
- + Across from First Presbyterian Church at Belhaven Street
- + Access off Webster Street at Traffic Signal on North State Street
- + 0.56 mile south of University MS Medical Center
- + 600' north of Baptist Memorial Hospital
- + One 3,918-SF medical office lease in-place, fifth floor



1421 N STATE STREET, JACKSON, MS 39202 | THE WATKINS BUILDING





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