

CHARLES HAWKINS CO.

REDUCED RATE!

FOR LEASE

±1,484 SF Available (*New Construction*)

Stand-Alone Office Building

High Traffic Corridor in Murfreesboro

3167 Franklin Road, Murfreesboro, TN 37128



HIGHLIGHTS

- New Construction
- ±1,484 SF Stand-Alone Office Building
- Lease Rate: \$33.50 /SF NN
- Estimated Operating Expenses: \$3.51/ SF
 - Taxes: \$1.32 /SF
 - Insurance: \$0.85 /SF
 - Management: \$1.34 /SF
- ±0.38-Acre site
- Open floor plan
- Pylon Signage
- Parking: 14 spaces
- High Traffic Corridor
- Traffic Count >30,000 cars daily
- Note: Additional ±25 parking space fleet parking lot available for lease



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Senior Vice President
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Exclusively listed by:
Charles Hawkins Co.
760 Melrose Avenue
Nashville, TN 37221

T: 615.256.3189 / F: 615.254.4026

No warranty or representation, expressed or implied, is made as to the accuracy of the information contained herein, and same is submitted subject to errors, omissions, changes of price, withdrawals without notice, and to any specific conditions imposed by our principal.

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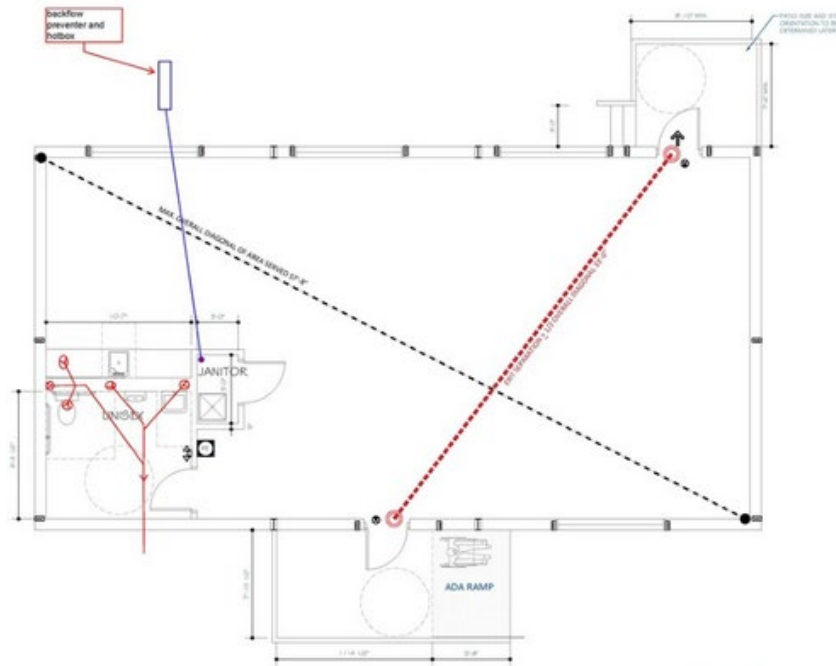
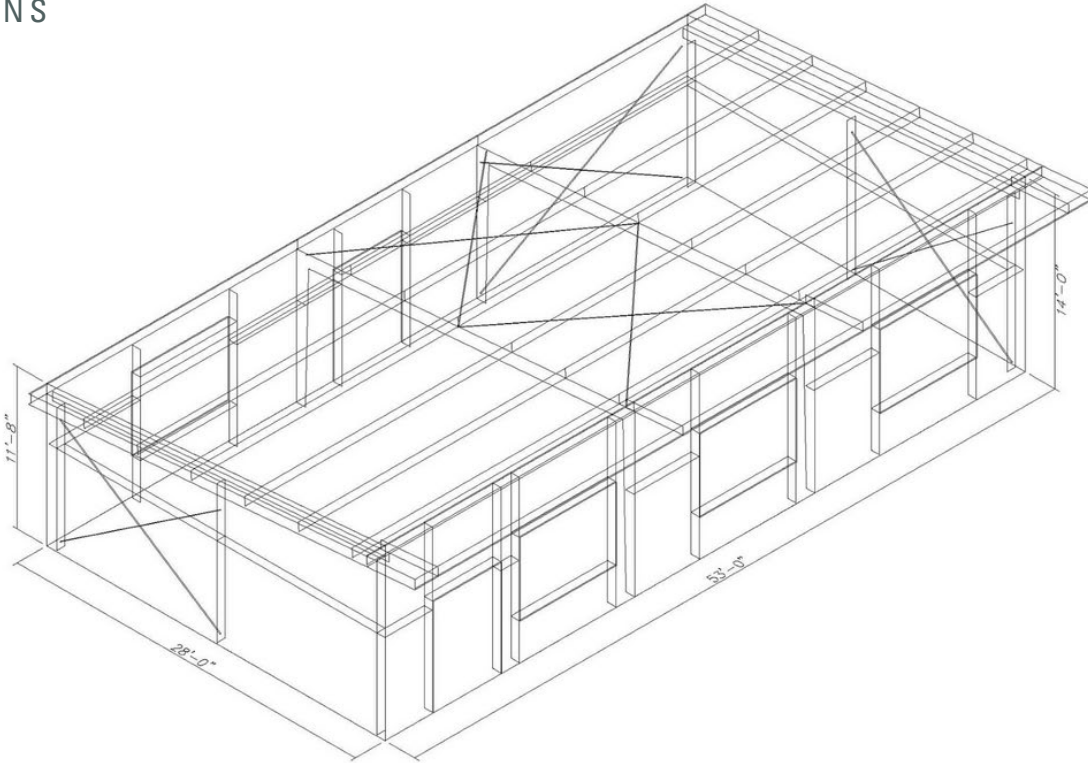
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FLOOR PLANS



plan symbols



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