

SALE OR LEASE

Recently Renovated Freestanding Drive-Thru Restaurant

±3,646 Total Square Footage Available

CHARLES
HAWKINS CO.
Commercial Real Estate Services

Tours by appointment only.
Please do not disturb the Tenant.

805 OLD FORT PKWY
MURFREESBORO, TN
NEWLY REDUCED PRICE

Erin Badaracco
Vice President
C: (615) 406-4096
ebadaracco@charleshawkinsco.com

Michael W. Groos
First Vice President
C: (615) 405-5902
mgroos@charleshawkinsco.com

Ryder Ballard
Vice President
C: (713) 208-9195
rballard@charleshawkinsco.com

Charles Hawkins Co.
2920 Berry Hill Dr., Ste 100, Nashville, TN 37204
O: (615) 256 - 3189
www.charleshawkinsco.com



SALE OR LEASE

FREESTANDING RESTAURANT

***Note:** the current tenant will be vacating at the end of this year, and the building will be sold vacant

SIZE	±3,646 Square Feet
TYPE	Freestanding Restaurant with Drive-Thru
IMPROVEMENTS	Recently completely renovated
LOCATION HIGHLIGHTS	High-profile corner location at Old Fort Pkwy and N Kings Hwy Convenient access via Old Fort Pkwy (±40,716 AADT) and I-24 (less than 1 mile) Adjacent to the Stones River Mall and numerous national retailers

REDUCED PRICE: \$1,625,000 LEASE RATE: \$35/SF NNN



LOCATION

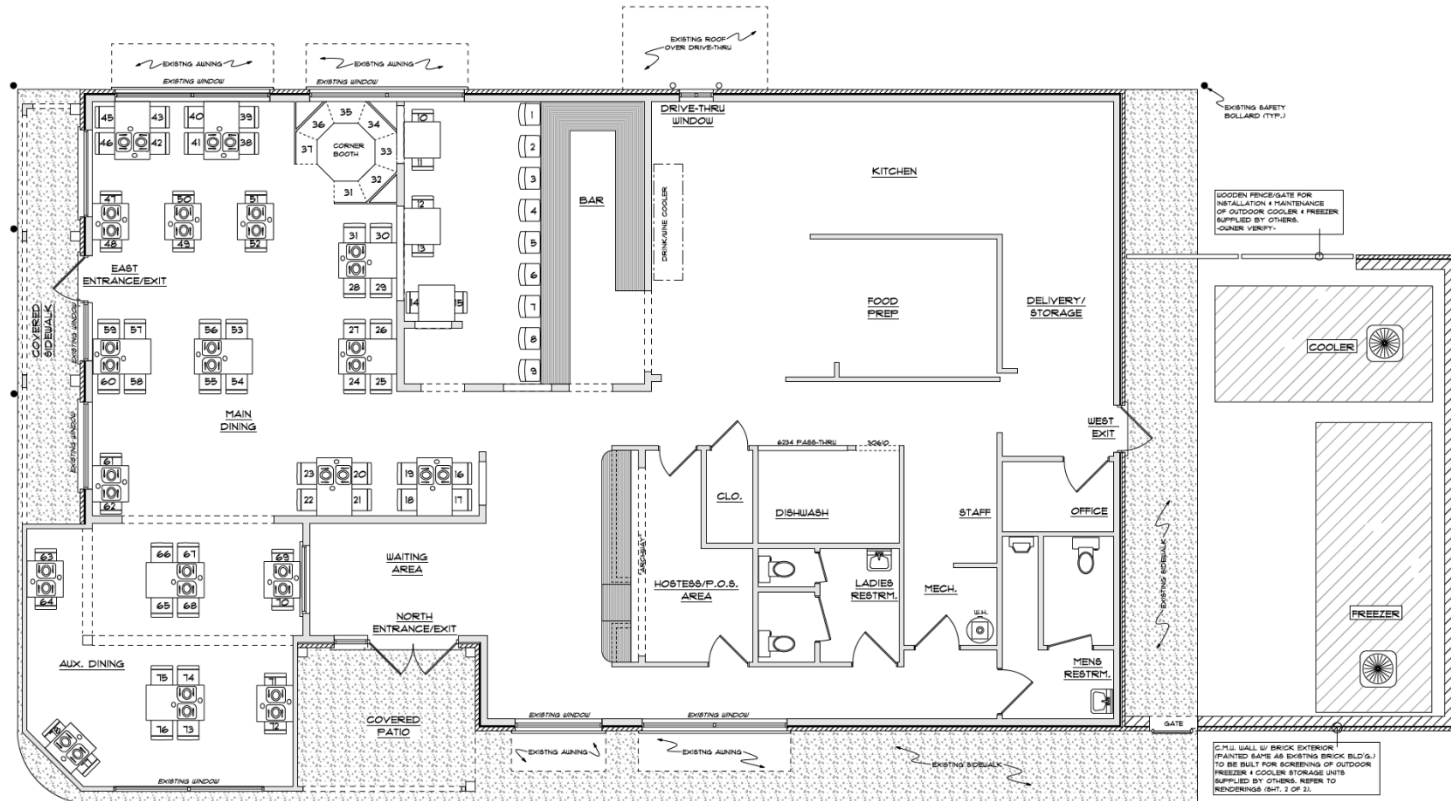


PHOTOS



FLOOR PLAN

N. KINGS HWY.



PROPOSED SEATING PLAN
SCALE: 1/4" = 1'-0"



OLD FORT PKWY.



805 OLD FORT PKWY

MURFREESBORO, TN

FREESTANDING RESTAURANT

Erin Badaracco
Vice President

C: (615) 406-4096

ebadaracco@charleshawkinsco.com

Michael W. Groos
First Vice President

C: (615) 405-5902

mgroos@charleshawkinsco.com

Ryder Ballard
Vice President

C: (713) 208-9195

rballard@charleshawkinsco.com

Charles Hawkins Co.

2920 Berry Hill Dr., Ste 100, Nashville, TN 37204

O: (615) 256 - 3189

**CHARLES
HAWKINS CO.**
Commercial Real Estate Services