



## 45 S Poplar Street, Monterey, Putnam County, TN Property Summary:

Sale Price:

\$249,900

Well maintined property situated on the corner of S Poplar

Street and W Commercial Avenue

Lot Size:

0.17 +/- Acres

The property is an improved site with flat terrain and approximately 143' frontage along S Poplar Street

and approximately 52' frontage along W Commercial

Avenue.

Zoning Designation: C-1

C-1 District is intended for low-density business

activities that provide everyday services to surrounding

residential neighborhoods





## **Property Highlights:**

The subject property is situated at the southwest corner of the intersection of S Poplar Street and W Commercial Avenue, totaling 0.17+/- acres offering approximately 143 feet of frontage along S Poplar Street and approximately 52' of frontage along W Commercial Avenue, which is the primary commercial corridor in Monterey, TN. S. The property has a C-1 zoning designation, and utilities are to the site. The building is a well-maintained concrete block structure, currently the home to the Veterans of Foreign Wars. The interior is primarily open flex space/meeting area, full kitchen, multiple restrooms and an outdoor deck. Monterey is located approximately 1.5 hours west of Knoxville, 1.7 hours east of Nashville, and 1.5 hours north of Chattanooga.





## **Aerial Map:**







## **Interior Pics:**









