

Rate:  
**\$1/SF/Mo + NNN**

**KW  
Commercial  
Middle  
Tennessee**

# FOR LEASE

**116 North 2nd St**  
Pulaski, TN 38478 | Giles County



## FEATURES

- Year Built: 1996
- Year Renovated: 2022
- Vacant SF: 3,200 SF
- Total Building SF: 8,600 SF
- Lot Size: 8,640 SF
- No. of Stories: 2
- Zoning: C1 - Central Business
- Flood Plain Status: Zone X
- Utilities: Water, Electricity, Gas, Sewer
- Road Type: Urban Paved
- Topography: Level
- Construction: Masonry
- Air Conditioning: Cooling Split
- Heat Type: Heat Split
- Rate: \$1/SF/Month
- Lease Type: NNN
- Lease Term: Negotiable
- CAM: \$0.40/SF/Month
- **Move In Special for Tenant with Good Credit:** Landlord will contribute to Tenant Improvements



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