



For Lease

22,500 SF

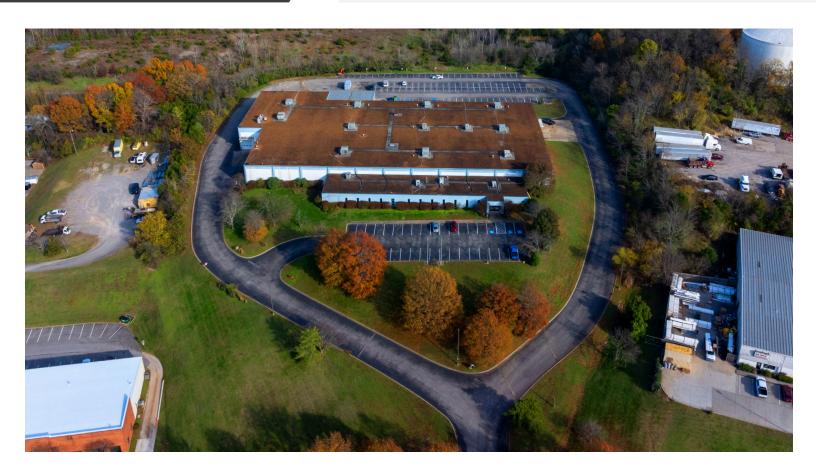
Office & Warehouse Space in the Heart of Hendersonville Zoned IR 324 Freehill Road

Hendersonville, Tennessee 37075

Ronnie Wenzler, SIOR p 615.621.1100 m 615.414.8094 rwenzler@realsitecommercial.com Madison Wenzler p 615.621.1097 m 615.390.7941 mwenzler@realsitecommercial.com



Industrial Warehouse 324 Freehill Road Hendersonville, TN 37075



PROPERTY HIGHLIGHTS

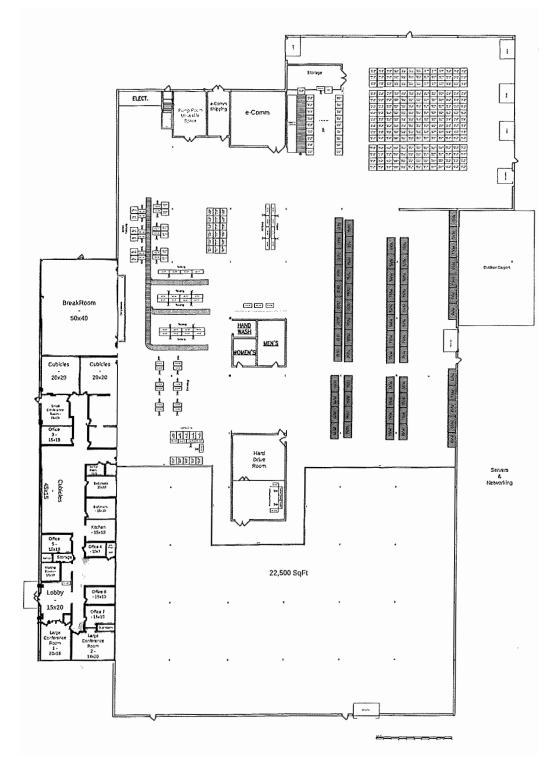
ADDRESS	324 Freehill Road, Hendersonville, Tennessee 37075
COUNTY	Sumner
ASKING RATE	\$6.50-12.50/SF NNN
SITE SIZE	9.99 Acres
TOTAL BUILDING SQUARE FEET	±77,600 SF
TOTAL AVAILABLE SPACE	± 22,500 SF
OFFICE SQUARE FEET	±4,000 SF
ZONING	IR: Industrial
CLEAR HEIGHT	21' -23'
HVAC	Heated and Cooled
LOADING	Two (2) Dock Doors
	One (1) Drive In Door
OTHER FEATURES	Five (5) Ton Overhead Crane
	Up to 80 Surface Parking Spaces Available



Industrial Warehouse 324 Freehill Road

Hendersonville, TN 37075

FLOOR PLAN





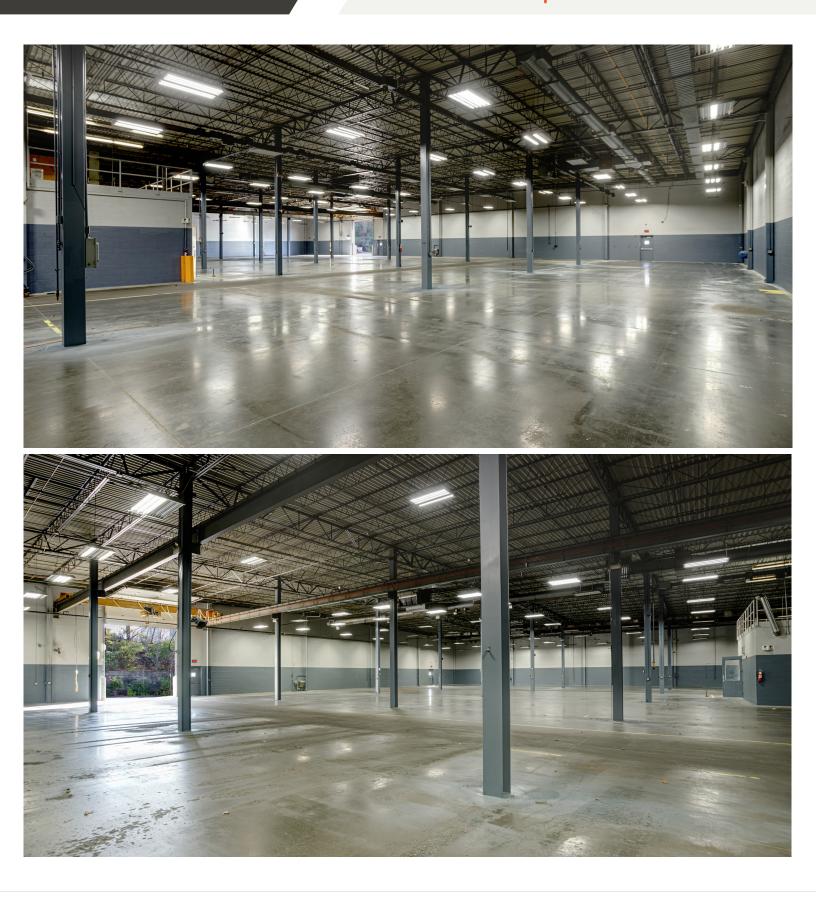
Industrial Warehouse 324 Freehill Road Hendersonville, TN 37075







Industrial Warehouse 324 Freehill Road Hendersonville, TN 37075



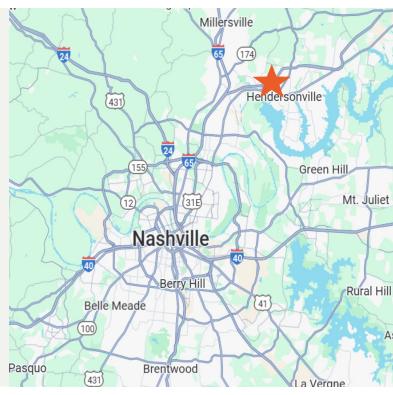


Industrial Warehouse 324 Freehill Road Hendersonville, TN 37075



LOCATION HIGHLIGHTS

- + LOCATED IN THE HEART OF HENDERSONVILLE
- + ONE OF THE FASTEST GROWING SUBMARKETS IN MIDDLE TENNESSEE
- + SUMNER COUNTY
- + 5.1 MILES TO I-65
- + 18 MILES FROM DOWNTOWN NASHVILLE
- + 21 MILES FROM NASHVILLE INTERNATIONAL AIRPORT





Industrial Warehouse 324 Freehill Road Hendersonville, TN 37075



CONTACT US

Ronnie Wenzler, SIOR

- p 615.621.1100
- m 615.414.8094

rwenzler@realsitecommercial.com

Madison Wenzler p 615.621.1097 m 615.390.7941

mwenzler@realsitecommercial.com

©2024 Realsite. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS, OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE.