



**661 Madison Ave**  
**Memphis, TN 38103**

**Contact Broker for Pricing - Turn-key, NEWLY RENOVATED Office Opportunity!**



**Wilson W. McCloy**

**Crye-Leike Commercial**  
**6525 Quail Hollow Rd, Ste 401**  
**Memphis, TN 38120**

Located in the midst of the Memphis Medical District and densely populated residential neighborhoods on key, Midtown-Downtown Accessible Madison Avenue. A brand newly refurbished, high-profile professional office building in Downtown/Midtown, Memphis! Features include a new roof, new HVAC units, lovely bright color paint, woodwork, most needed furnishings and modernized interiors.

**Recent Total Population**

1 Mile: 11,135 - 3 Mile: 76,779 - 5 Mile: 217,959

**Recent Household Income: Average**

1 Mile: \$51,776.48 3 Mile: \$48,423.71 5 Mile: \$50,545.99

**Traffic Counts**

Madison Ave - 13,468 AADT

Union Ave - 62,524 AADT

**TELEPHONE**

Office: 901.758.5670

Cell: 901.481.5045

**EMAIL**

wilson.mccloy@crye-leike.com

**WEBSITE**

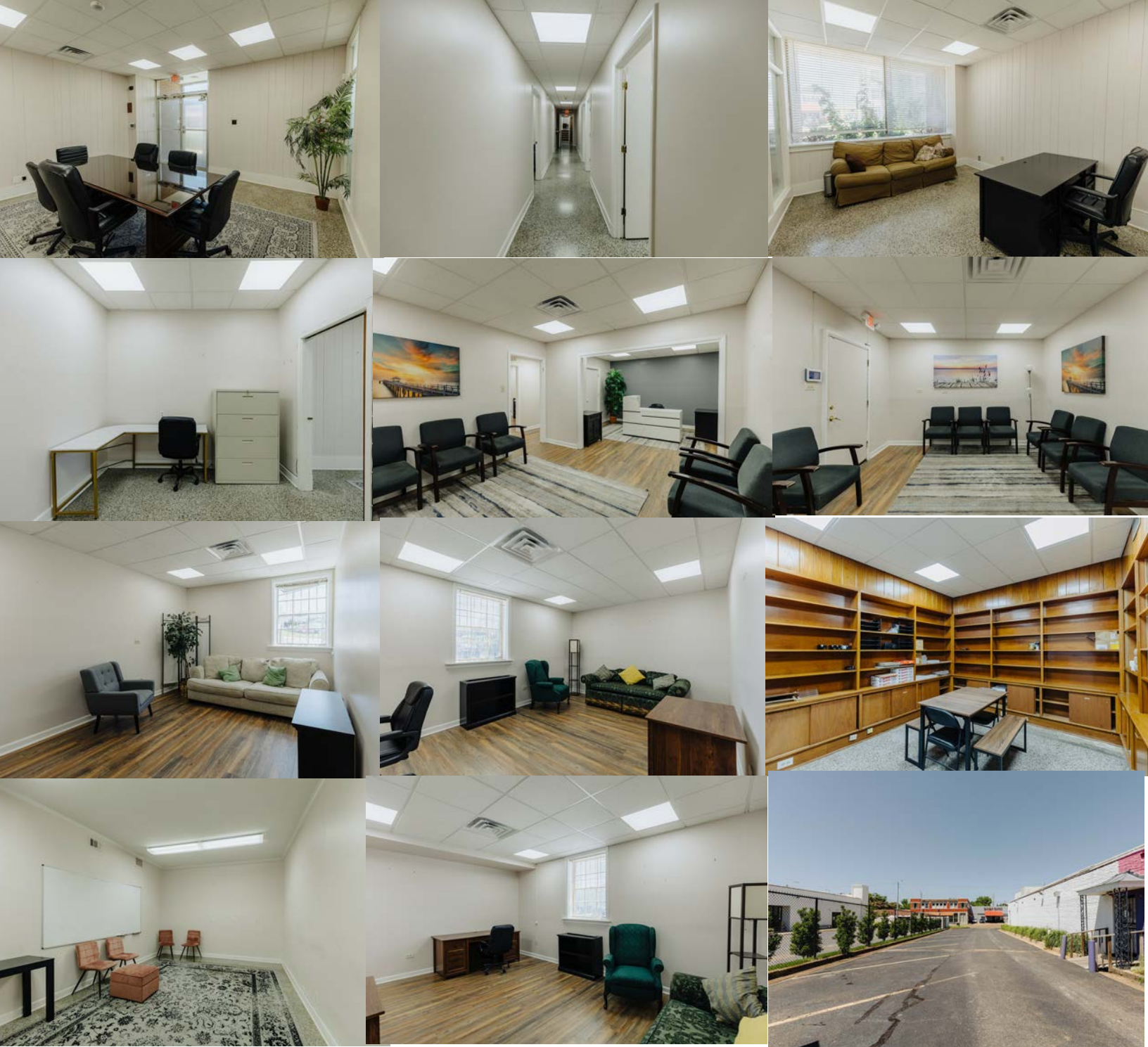
www.crye-leike.com/commercial

**TWITTER**

@wilsonmccloy

**Features**

- Great Size: +/- 3,616 sF
- Large +/- .304 ac Lot with Ample Parking
- +/- 70' of Road Frontage
- Well-Known Medical District Location
- Great Condition & Fully Furnished
- Long Term Business Feasibility



An excellent doctor's or attorney's office, gallery space, CPA or financial firm, salon, or restaurant redevelopment; this building features excellent Downtown, Midtown and Medical District access, extensive and recent upgrades - including a new roof, new HVAC units, full furnishings, hard wood flooring, and attractive light carrying paint throughout, updated bathrooms, and a generous-sized parking lot.



Exclusively Offered  
 by Crye-Leike Commercial  
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 Memphis, TN 38120

To View the Space Contact - Wilson W. McCloy at 901.481.5045 or [wilson.mccloy@crye-leike.com](mailto:wilson.mccloy@crye-leike.com)