



For Lease

Rare Office / Flex Space

With Outside Storage in Hendersonville

110 Taylor Industrial Boulevard
Hendersonville, Tennessee 37075

Madison Wenzler

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Charlie Taylor

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PROPERTY HIGHLIGHTS

ADDRESS	110 Taylor Industrial Blvd, Hendersonville, TN 37075
COUNTY	Sumner
TOTAL BUILDING SQUARE FEET	± 27,539 SF
SITE SIZE (AC)	± 1.85 AC
SPACE TYPE	Office / Flex
ZONING	Industrial
ESTIMATED OPEX	\$2.66/SF
OTHER HIGHLIGHTS	New Roof



AVAILABILITY

\$16/SF NNN
AVAILABLE NOW

SUITE 114

- + 2,841 SF TOTAL
- + 2,341 SF OFFICE
- + 500 SF STORAGE
- + FULLY CONDITIONED
- + NEWLY RENOVATED OFFICE SPACE
- + DRIVE-IN DOOR
- + 150 AMP 3 PHASE POWER

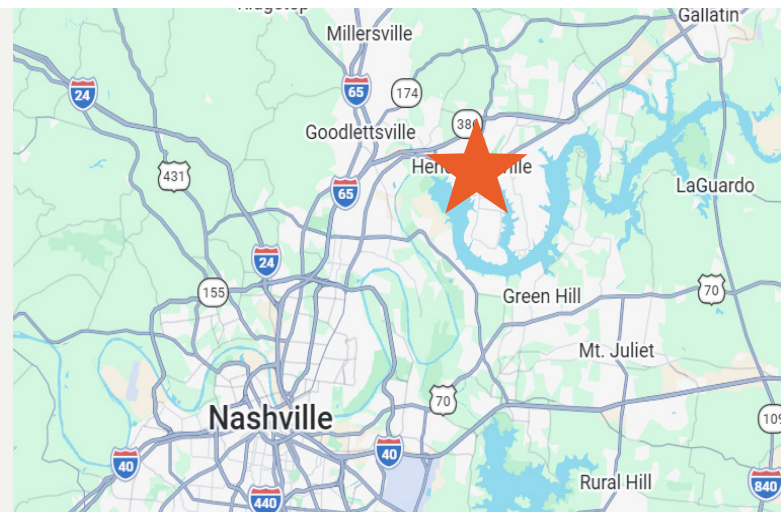
SUITE 126

- + 3,411 SF TOTAL
- + 800 SF OFFICE
- + 2,611 SF STORAGE
- + 12' CLEAR HEIGHT
- + DRIVE IN DOOR
- + 200 AMP 3 PHASE POWER

***OPTIONAL 0.25 AC OF PAVED OUTSIDE STORAGE SPACE**

LOCATION HIGHLIGHTS

- + 17.3 MILES TO DOWNTOWN NASHVILLE
- + 2.1 MILES TO VIETNAM VETERANS BOULEVARD
- + 5.6 MILES TO I-65
- + 22.8 MILES TO NASHVILLE INTERNATIONAL AIRPORT
- + 11.7 MILES TO GALLATIN





REALSITE
COMMERCIAL

For Lease
\$16.00/SF NNN Rent
Available Now

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CONTACT US

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