

FOR LEASE

±31,200 SF Available (*Divisible*)

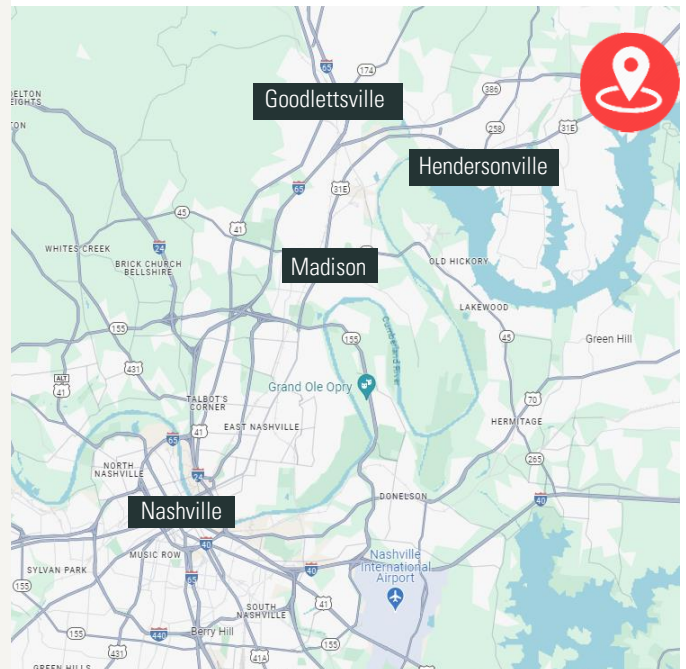
Prime Industrial Leasing Opportunity in Hendersonville

1046 Avondale Rd, Hendersonville, TN 37075



HIGHLIGHTS

- ±31,200 SF Available (*Divisible*)
 - (3) Units Available
 - **Unit 2 - 15,600 SF**
 - Available Immediately
 - ±1,500 SF Office Space
 - (4) Dock Doors
 - Rate: Contact Brokers | OPEX: \$1.75/SF
 - **Unit 4 - 7,800 SF**
 - Available Immediately
 - (4) Dock Doors
 - Rate: Contact Brokers | OPEX: \$1.75/SF
 - **Unit 5 - 7,800 SF**
 - Available Immediately
 - (3) Dock Doors
 - Rate: Contact Brokers | OPEX: \$1.75/SF
 - **Unit 4 + 5 combined: 15,600 SF | Rate: Contact Brokers | OPEX: \$1.75/SF**
- 20' Clear Height at First Column Line, 26' Clear Height at the Eave
- Wet Sprinkler System
- Less than 1 mile to access Vietnam Veterans Blvd
- Located in Hendersonville – a growing suburb in the Nashville MSA



Bridger Smith

Vice President
O: 615.345.7241
bsmith@charleshawkinsco.com

J.P. Lowe, CCIM

First Vice President
O: 615.345.7212
jplowe@charleshawkinsco.com

Hi Lewis, SIOR

First Vice President
O: 615.345.7230
hilewis@charleshawkinsco.com

Exclusively listed by:

Charles Hawkins Co.
760 Melrose Avenue
Nashville, TN 37221

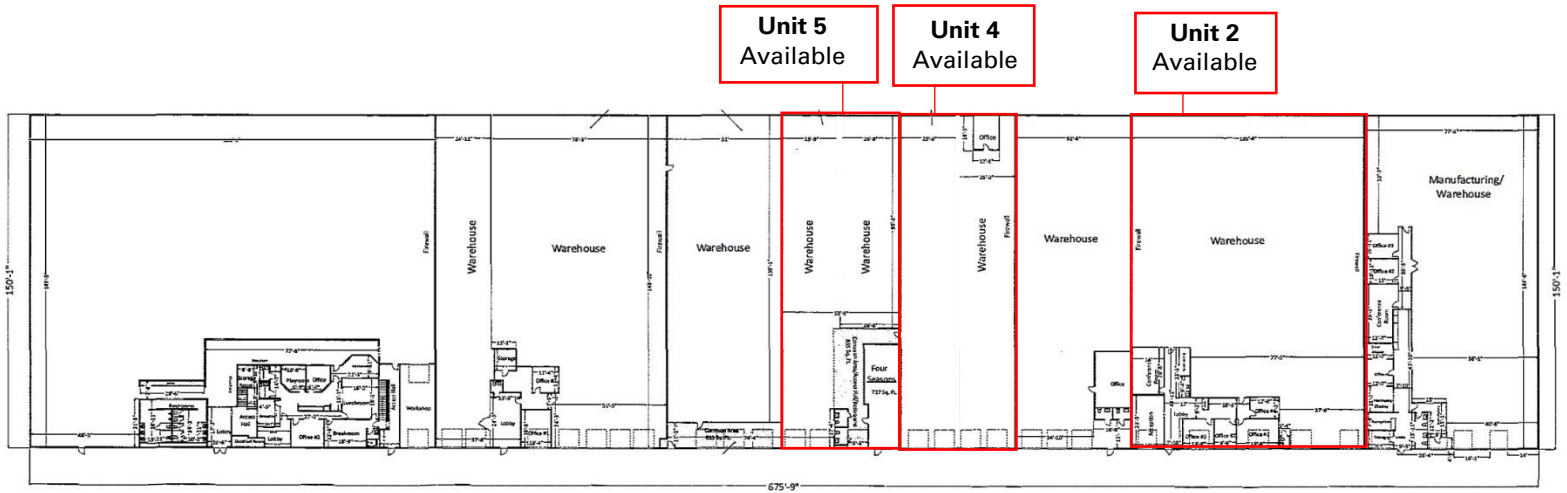
T: 615.256.3189 / F: 615.254.4026

For Lease
±31,200 SF
Industrial Space

1046 Avondale Rd
Hendersonville, TN 37075
Sumner County

CHARLES
HAWKINS CO.

FLOOR PLAN



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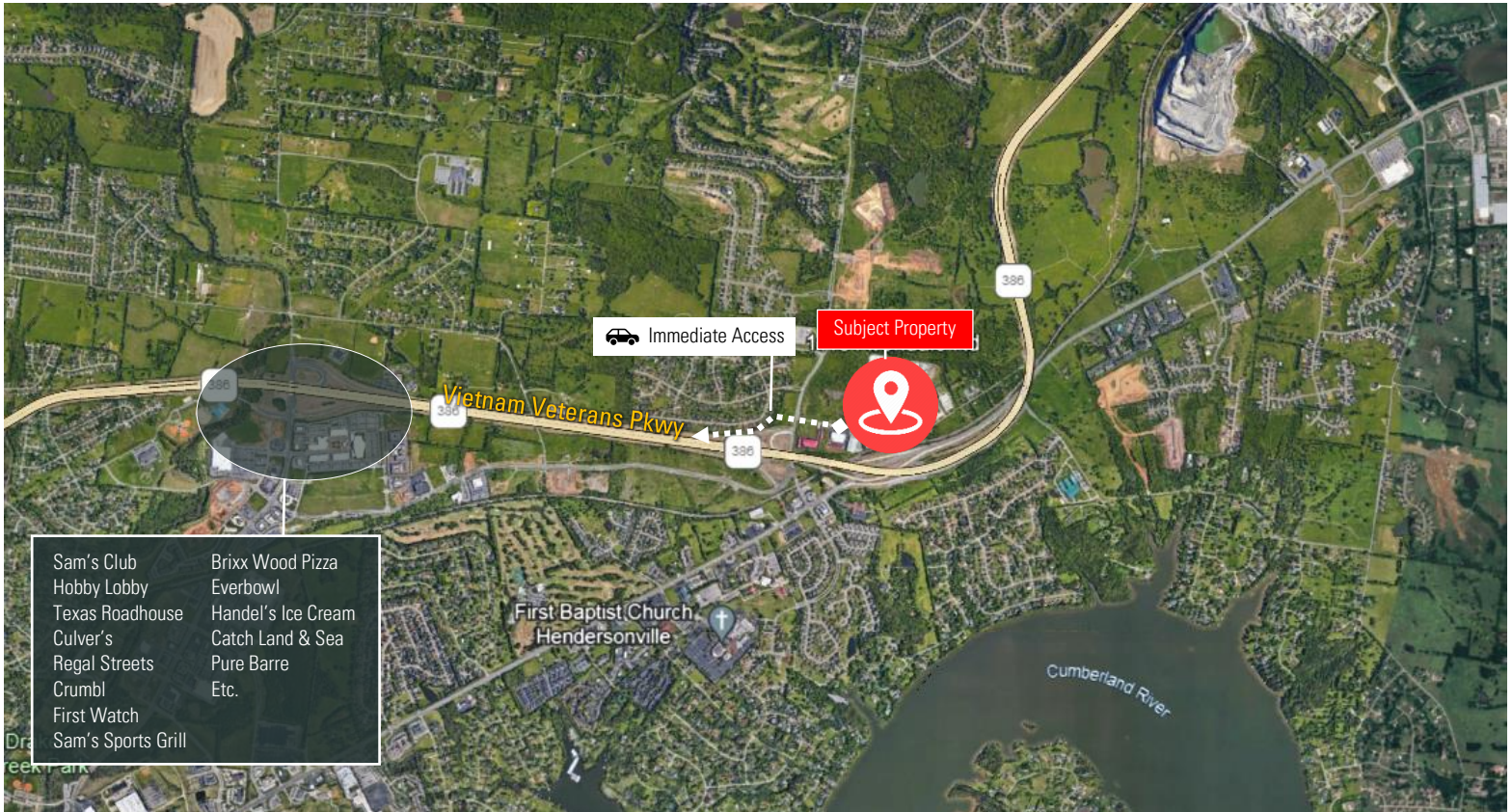
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hilewis@charleshawkinsco.com

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Charles Hawkins Co.
2920 Berry Hill Dr., Ste 100
Nashville, TN 37204
T: 615.256.3189

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