

FOR LEASE

±21,000 SF Available

Located in the Harding Business Park

406 Harding Industrial Drive, Nashville, TN 37211



HIGHLIGHTS

- ±21,000 SF Available
- Lease Rate: \$12.95/ SF NNN
- ±3,200 SF of office
- (3) Docks (1 with pit leveler)
- High bay T5 lighting
- New roof and skylights
- Visibility from Harding Pl
- Located off I-24, minutes from Nashville International Airport

OPERATING EXPENSES

- CAM: \$0.46 / sf
- Insurance: \$0.36 / sf
- Taxes: \$1.57 / sf

Total: \$2.39/ sf



Robert Stout, SIOR
Shareholder, First Vice President
O: 615.345.7210
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Kevin Irwin
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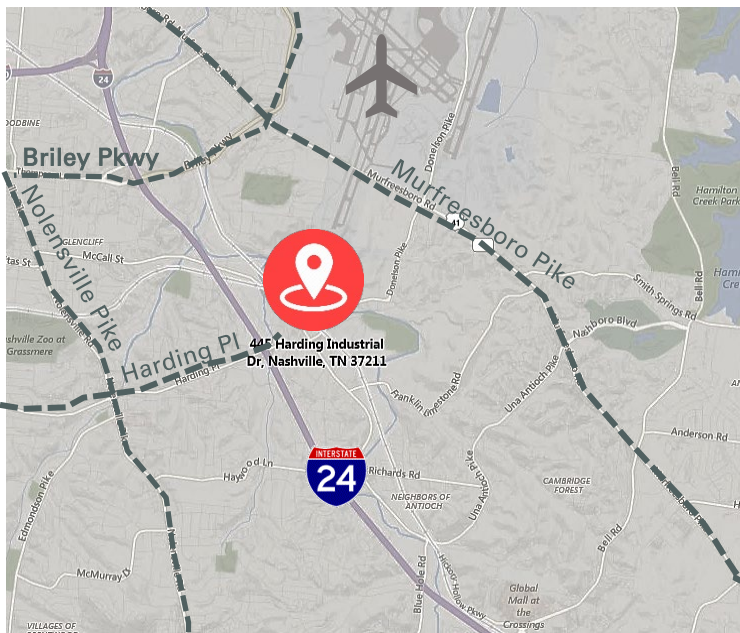
Exclusively listed by:
Charles Hawkins Co.
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For Lease
±21,000 SF Available
Industrial Space

406 Harding Industrial Drive
Nashville, TN 37211
Davidson County

CHARLES
HAWKINS CO.



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**CHARLES
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FLOOR PLAN



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