

Redevelopment Opportunity



Site

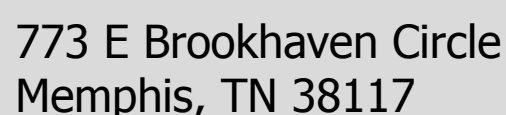
Elvis Presley Blvd

E Shelby Dr

\$4,950,000

**1300 East Shelby Drive
Memphis, TN 38116**

- ❑ Huge upside with two out parcels on Shelby Dr.
- ❑ Join the Whitehaven Movement: Starbucks, Autozone, Guthrie's coming soon!
- ❑ Traffic Volume: E Shelby Dr. = 30,208 vehicles/day & Elvis Presley Blvd. = 21,210 vehicles/day
- ❑ Zoning is CMU-2
- ❑ Building is equipped with four dock doors and a freight elevator.



#288335 Licensed in TN
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