

Industrial | IOS

214 Industrial Park Drive
Soddy Daisy, TN 37379

Prime low-coverage, asset offering flexibility for a wide range of users positioned in the heart of the Soddy Daisy Industrial Park, a well-established industrial and distribution hub within the Chattanooga MSA. The property offers easy access to Hwy 27, downtown Chattanooga, and I-24/I-75 interstate corridors.



Property Highlights

A 27,257± sq ft industrial/flex warehouse & office facility on 4.52± acres, offering exceptional flexibility for warehousing, manufacturing, fenced IOS, distribution, and service oriented operations.

- Flexible Warehouse & Office Layout
- 3,700± SF Office
 - (5) Individual Offices
 - Breakroom
 - Conference Room
- 23,557± SF Warehouse
 - Heavy Power - 3phase/1,200amps
 - (2) Docks (7'x7')
 - (5) Drive-In (14'x14')
 - (4) Drive-In (7'x7')
 - 22' Ceiling Height (15' Eave)
 - Sprinklered
 - Heated
 - Paint Booth
- 2.25± Acres fenced & gated storage yard
- Ample employee parking
- Mezzanine Storage Area

Listing Summary

LEASE RATE:	\$12.00 PSF
LEASE TYPE:	NNN
BUILDING SIZE:	27,257± SF
OFFICE:	3,700 SF
WAREHOUSE:	23,557 SF
ZONED:	M-1
ACREAGE:	4.52±
YEAR BUILT:	1993
PARCEL ID:	073 111.15
PROPERTY TAXES	\$17,159.29

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