

# FOR SALE

Development Opportunity

00 HIGHWAY 45 N

Three Way, TN 38343

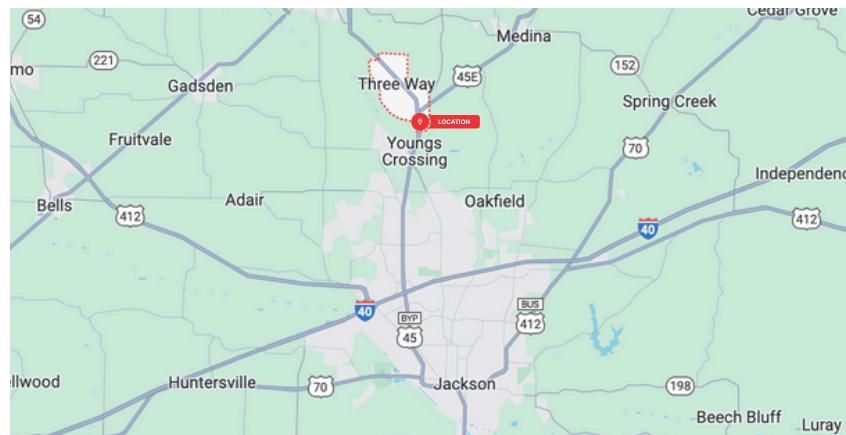


## PROPERTY OVERVIEW

### OFFERING SUMMARY

Sale Price:	\$2,750,000
Total Lot Size:	+/- 52 Acres
Zone B-H:	+/- 14 Acres
Road Frontage:	+/- 500 FT - Hwy 45
Zone BP:	+/- 38 Acres
Road Frontage:	+/- 1,500 FT - Hwy 45
Will Subdivide:	Yes
Utilities:	See Utility Map

Development Opportunity! 52+/- Acres Located on Highway 45 N in Three Way TN. This Property has 2,000ft in Highway Frontage Anchored by Jones Chevrolet. This site is Located in one of West TN's Fastest Growing Corridors. Positioned on one of the Busiest Traffic Counts with Addt of... This Development Opportunity is well Situated for National Auto Dealer, Retail, Distribution Opportunity. Seller will Consider Subdivide with Minimum of 10 Acres.



WINFRED ALLEN

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## ZONING OVERVIEW



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