



FOR SALE

75,192 SF Industrial Facility  
on 11.93 Acres in Wilson County

112 TENNESSEE BLVD | WATERTOWN, TN 37184

STREAM®

# Rare Owner/User Industrial Opportunity in Watertown, TN

Located in Watertown, TN, this 75,192 SF industrial facility sits on 11.93 acres, offering a rare owner/user opportunity in Wilson County. The property has excess land that can accommodate a future expansion.

## Property Highlights

Asking Price: Contact Broker

Building Size: 75,192 SF

Lot Size: 11.93 Acres

 16'-24' clear height

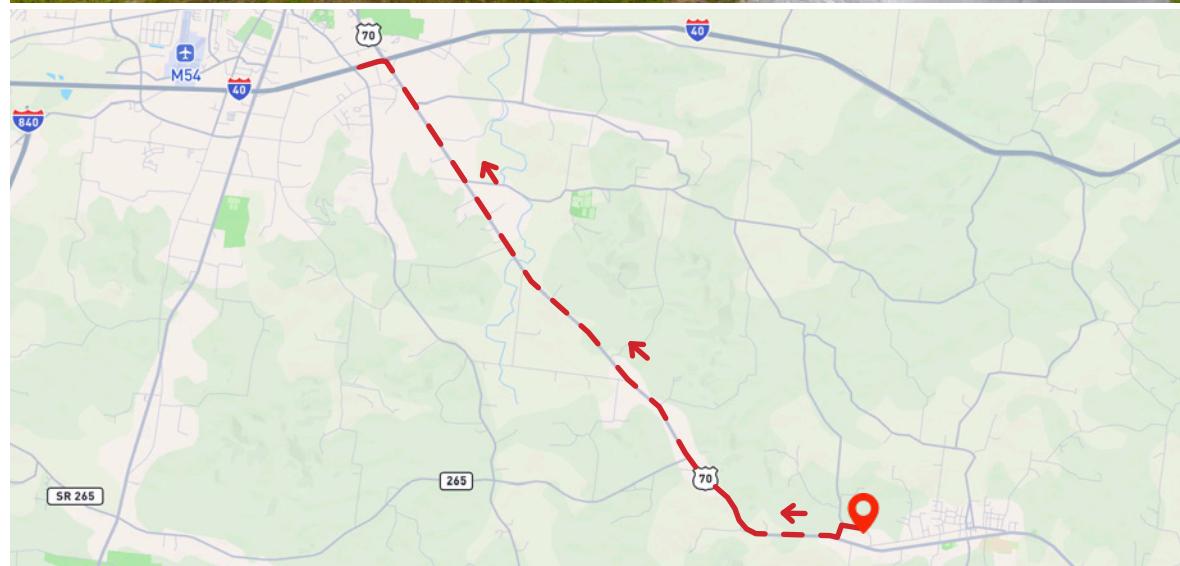
 Eight (8) dock-high doors

 Three (3) 14' x 16' grade-level doors

 Installed dust collection system

 800 amps / 480v 3-phase power

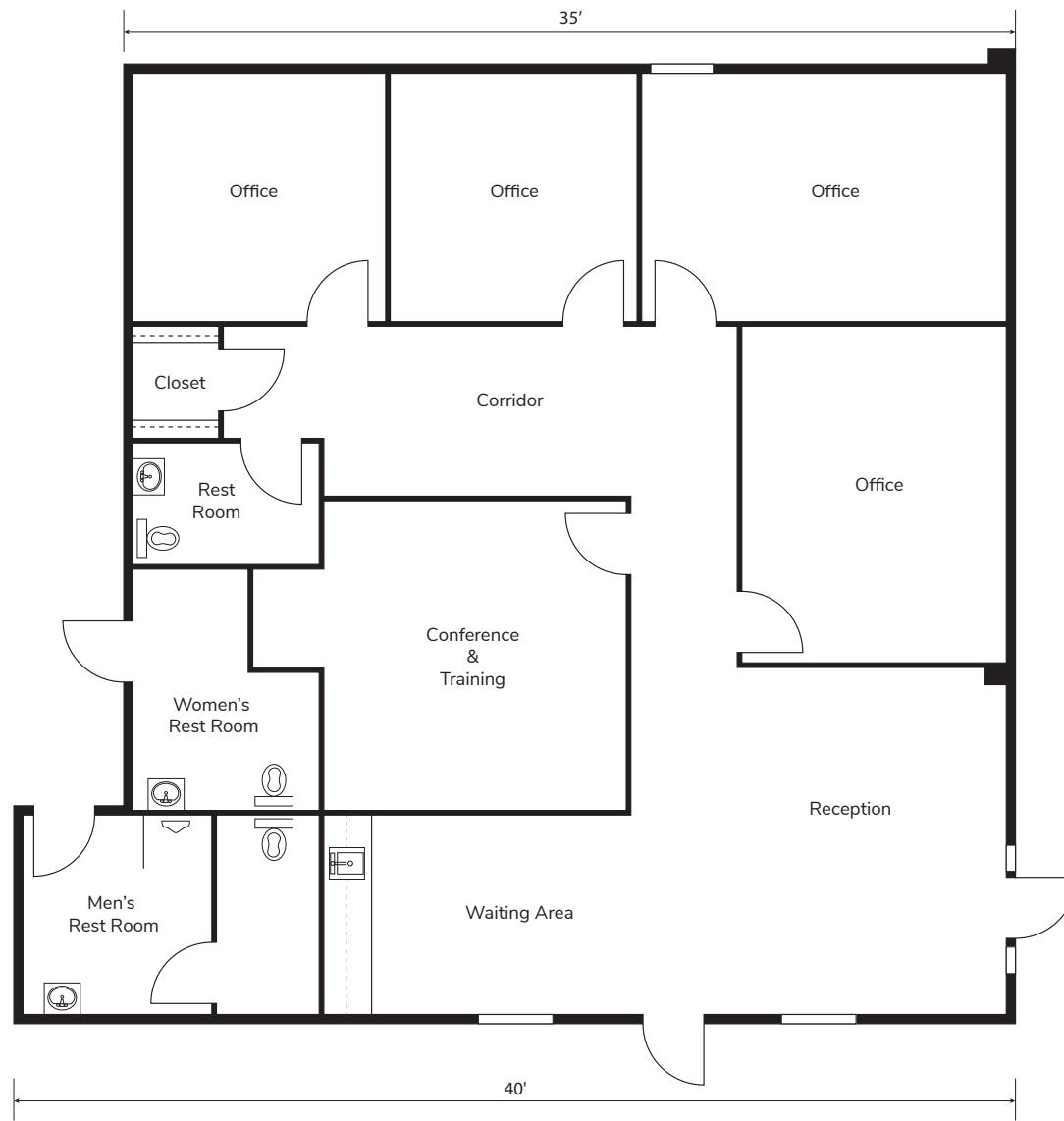
 12 mins to I-40 via Hwy 70 E (Sparta Pike)



# Site Plan



# Office Floor Plan



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