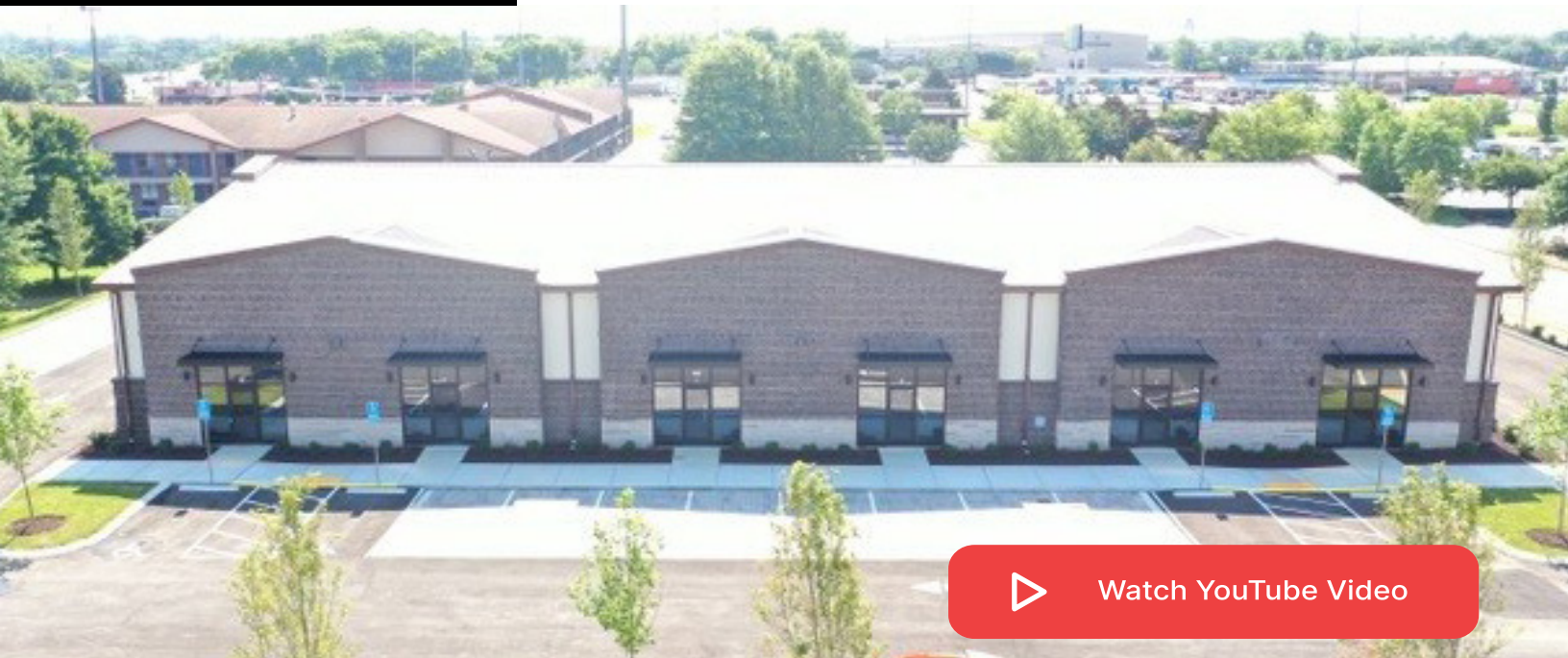




# NEW INDUSTRIAL SPACES FOR LEASE 1925 BUSINESS CAMPUS DR

MURFREESBORO, TN 37130



## ABOUT THE PROPERTY

This brand-new 15,000± SF flex building offers six 2,500± SF units, ideal for a variety of uses—from light manufacturing and warehousing to service trades or showroom space. Each unit is prepped for its own 5-ton HVAC split system, features a rear loading zone with a 12' W x 14' H overhead door, and is powered by 3-phase electrical service for dependable operations.

Conveniently located just off Campus Drive with quick access to Interstate 24, this property combines strategic location, modern infrastructure, and adaptable layouts to meet the needs of growing businesses.

## AVAILABLE SPACES

Suite	SF	Asking Rate
Suite A	2,500	\$26 / SF / NNN
Suite B	2,500	\$26 / SF / NNN
Suite C	2,500	\$26 / SF / NNN
Suite D	2,500	\$26 / SF / NNN
Suite E	2,500	\$26 / SF / NNN
Suite F	2,500	\$26 / SF / NNN

## APPROVED USES:

Plumbing Shop  
Rental of Equipment  
Sheet Metal Shop  
Wholesale Display  
Warehouse  
Any other use classified as industrial  
Wholesale establishments  
Automobile body shop  
Boat rental, storage sale, or repairs  
Carpet store  
Cleaning Establishment  
Furniture store  
Garage, Commercial  
General service and Repair  
And many more!

## CONTACT:

SHAWN HANIFF | MANAGING BROKER | (615) 319-5122 | SHANIFF@CWPROPERTIESLLC.COM

COMMONWEALTH PROPERTIES, LLC. | (615) 292-4062 | 1019 16TH AVE S. | NASHVILLE, TN 37272





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## 3 MILE KEY FACTS



TOTAL HOUSHOLDS  
23,519



AVERAGE HH INCOME  
\$86,639



2025 POPULATION  
60,129

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