

FOR SALE

45,000 SF INDUSTRIAL BUILDING

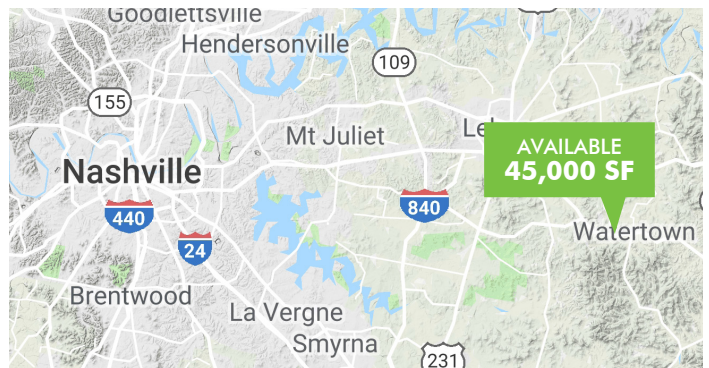
311 PURPLE TIGER DRIVE
WATERTOWN, TN 37184



PROPERTY HIGHLIGHTS

45,000 SF INDUSTRIAL BUILDING

- + Listing Price: \$1,800,000
- + Potential valuation of a 8.00% CAP Rate which will be competitive for both Lebanon and Watertown areas
- + 5.02 AC site



CONTACT US

BYRAN FORT

First Vice President
+1 615 493 9259
byran.fort@cbre.com

FRANK THOMASSON CCIM, SIOR

First Vice President
+1 615 493 9258
frank.thomasson@cbre.com

FOR SALE 45,000 SF INDUSTRIAL BUILDING

311
PURPLE TIGER DR
Watertown, TN



EXTERIOR PHOTOS

BUILDING HIGHLIGHTS

- + 440V - 3 Phase Power
- + Heated Warehouse with 2 Gas Heaters
- + Security Cameras
- + 26-Foot Clear Height from center
- + Office portion includes a One-Bedroom Apartment with Full-Kitchen, 10 Person Conference Room, and Executive Office



CONTACT US

BYRAN FORT

First Vice President
+1 615 493 9259
byran.fort@cbre.com

FRANK THOMASSON CCIM, SIOR

First Vice President
+1 615 493 9258
frank.thomasson@cbre.com

FOR SALE 45,000 SF INDUSTRIAL BUILDING

311
PURPLE TIGER DR
Watertown, TN



INTERIOR PHOTOS



© 2018 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.