

For Sale

Industrial Property

Income Producing

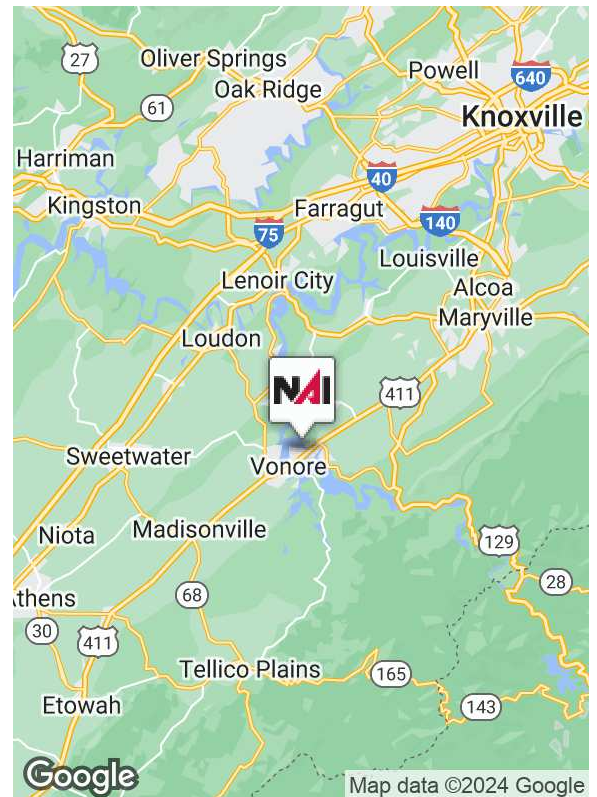


122 Tellico Port Road

Vonore, Tennessee 37885

Property Highlights

- 10,000 square feet
- +/- 512 sf office
- +/- 9,488 sf warehouse
- +/- 4.75 acres zoned M-2 (Heavy Industrial)
NOTE: The parcel is +/- 5.0 acres. Seller wants to subdivide this parcel and retain ownership of +/- 0.25 acres and a small (+/- 1,680 sf) building.
- 20' eave height
- (2) 16' x 16' drive-in doors
- 50' x 25' column spacing
- built 1998
- 3-phase power (300 A, 208Y/120V)
- Leased for \$3,500/mo Mod. Gross
- Taxes: \$4,203 (2018)
- Price: \$363,870 (\$36.39/SF)



For more information

James Roberson, SIOR, CCIM

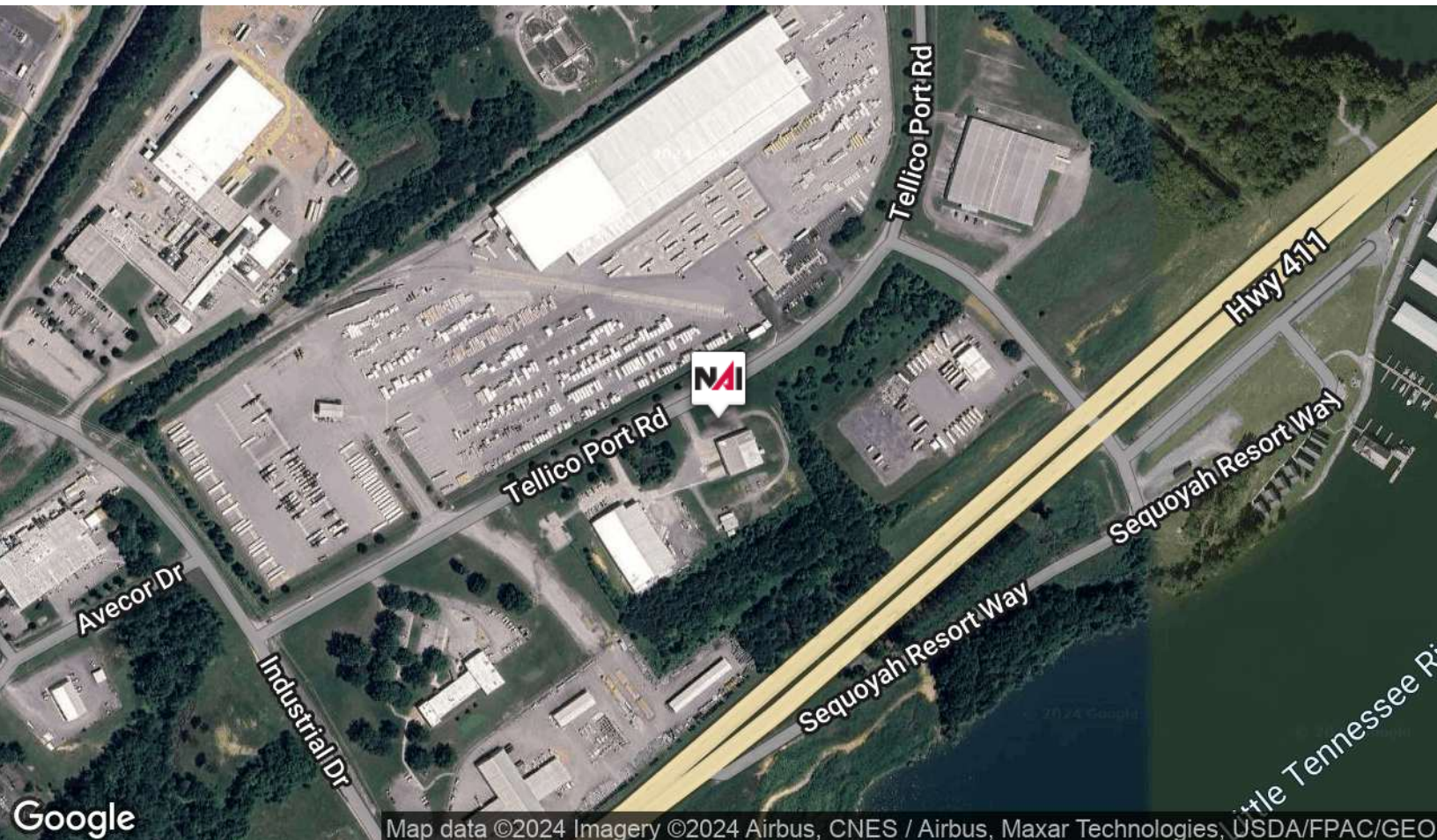
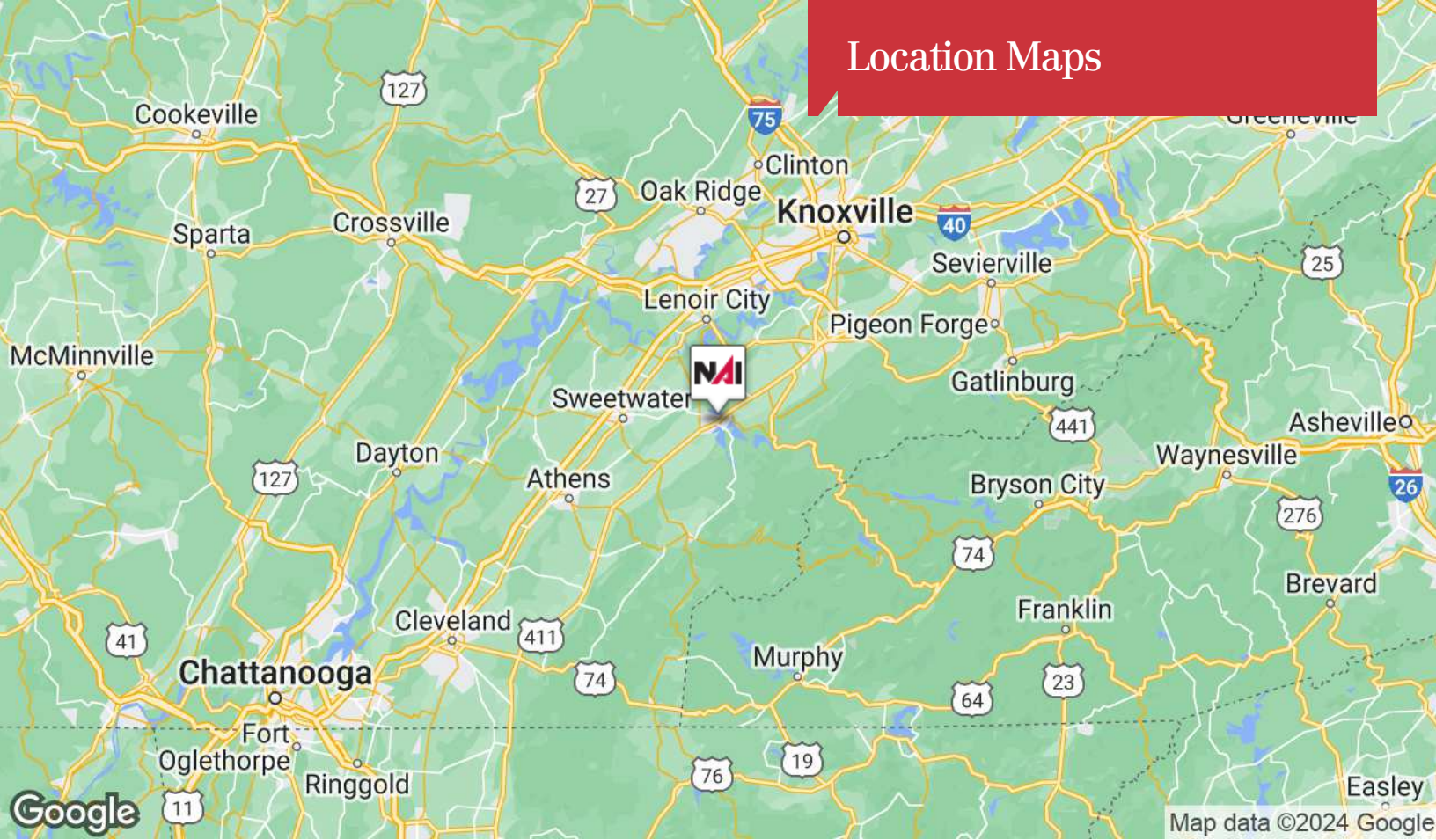
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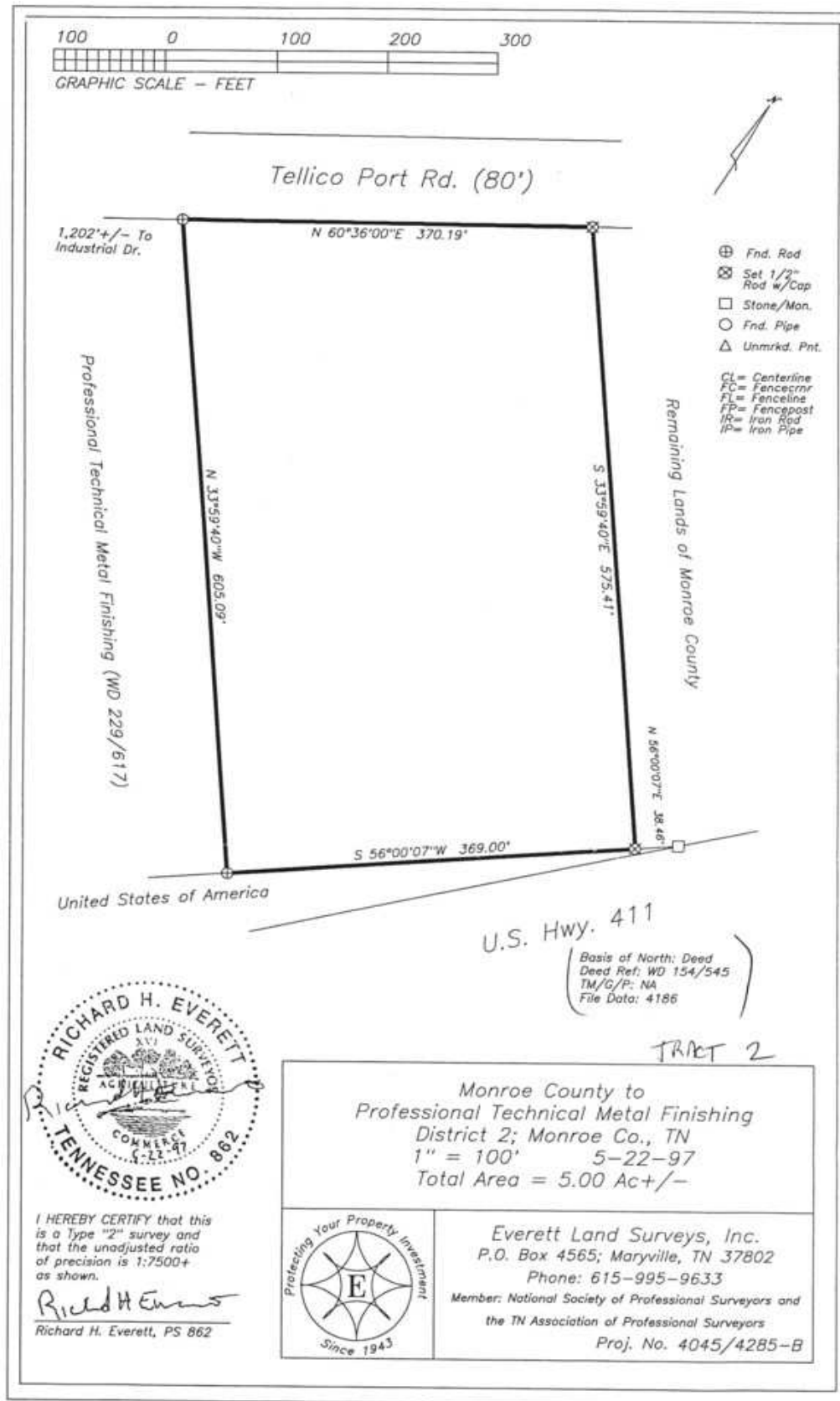
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Location Maps







Floor Plan

