

SECOND STORY

1205 TAFT HIGHWAY

Signal Mountain, TN 37377

Executive Summary



PROPERTY SUMMARY

Available SF:	1,662 SF
Lease Rate:	\$12.00 - 14.00 SF/yr (NNN)
Lot Size:	1.14 Acres
Building Size:	1,662 SF
Cross Streets:	Taft Hwy and Hampton Road
Traffic Count:	7,300 Daily

PROPERTY OVERVIEW

This building was a former Taco Bell. It offers outstanding visibility and access on the main retail strip on top of Signal Mountain.

PROPERTY HIGHLIGHTS

- Existing drive through window
- Private parking lot with 20 spaces
- Located in the main retail corridor along Taft Hwy, on Signal Mountain
- Excellent access and visibility.

For More Information:

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Second Story Real Estate Management

715 Cherry St

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[Additional Photos](#)



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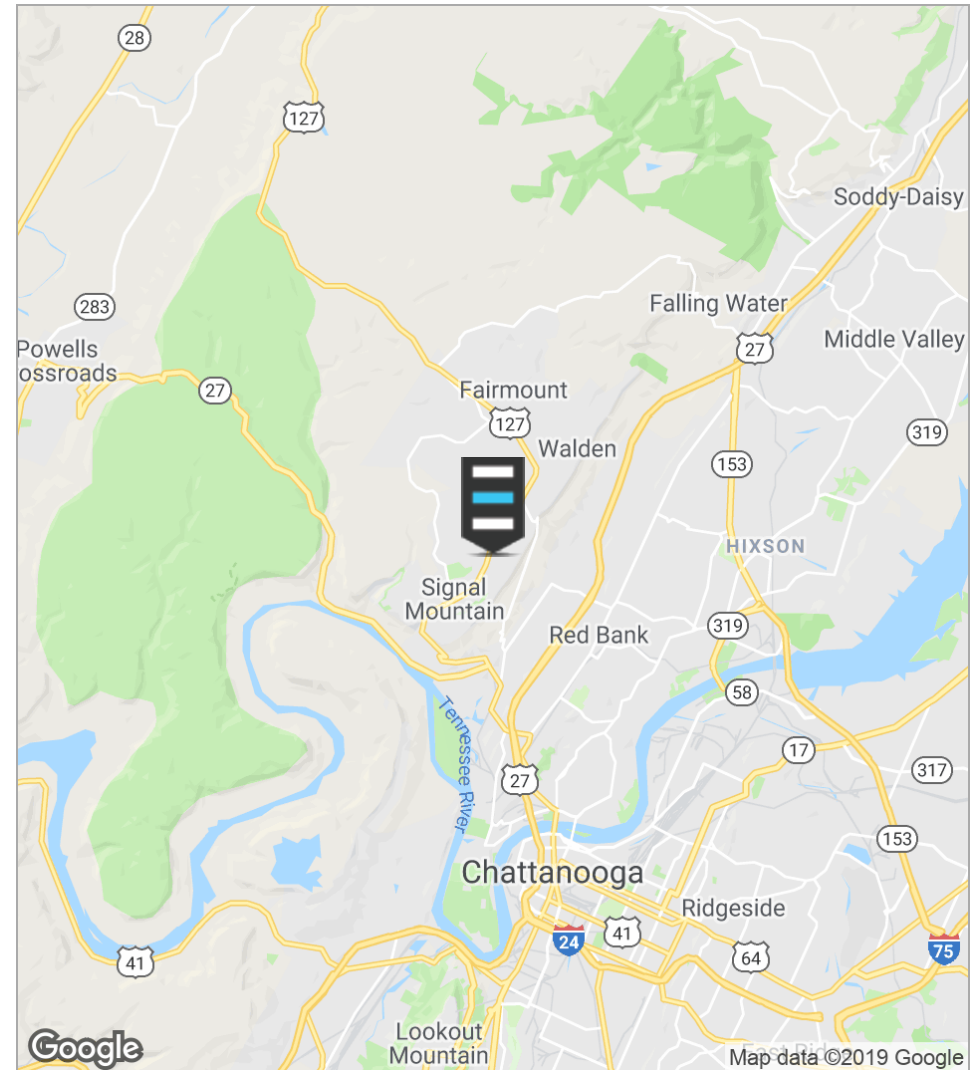
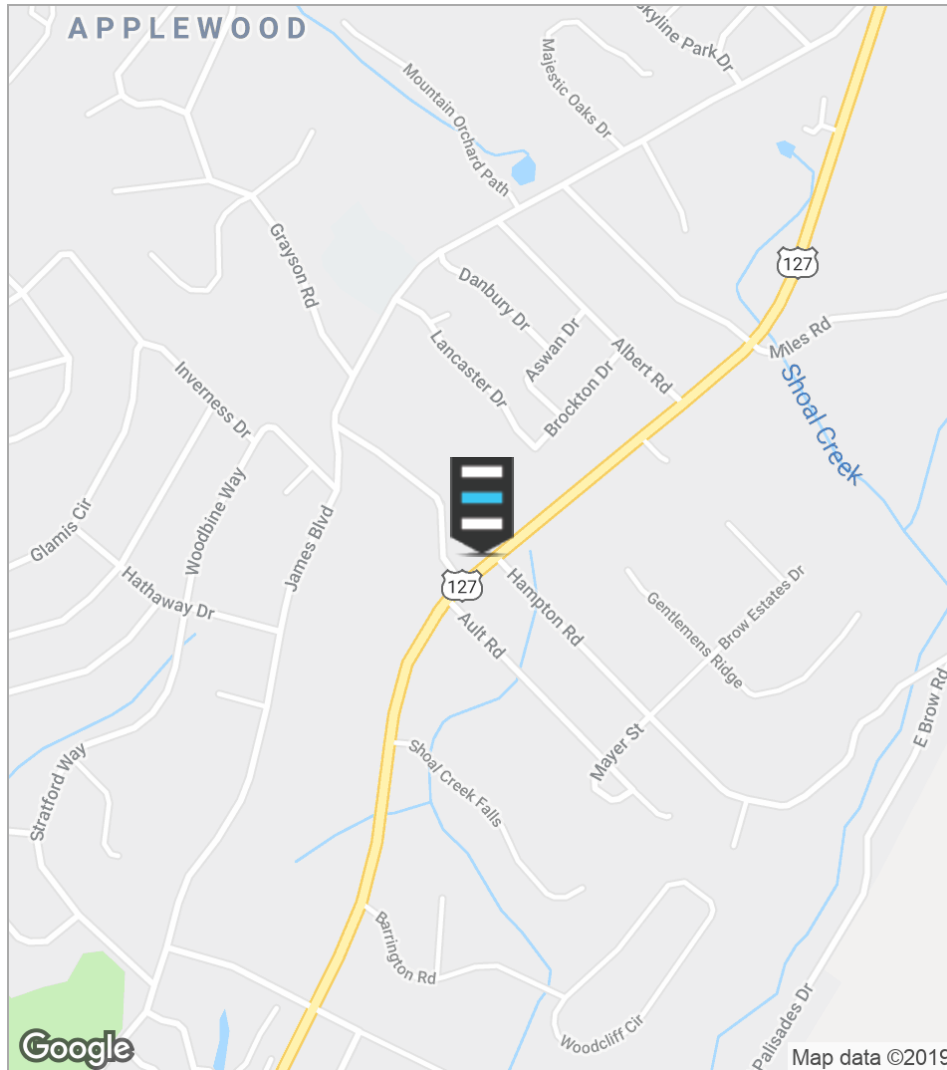
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Location Maps



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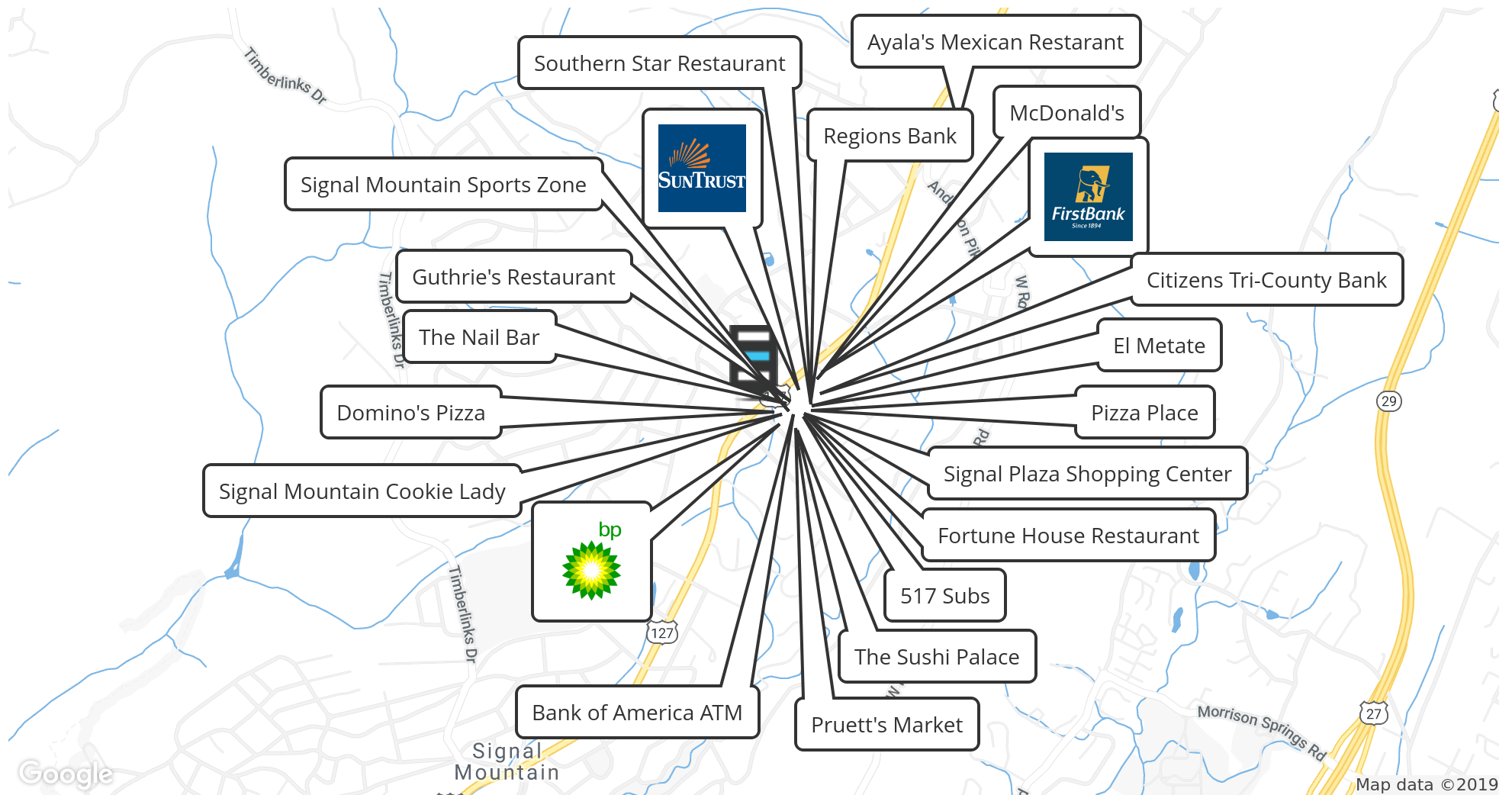
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Retailer Map



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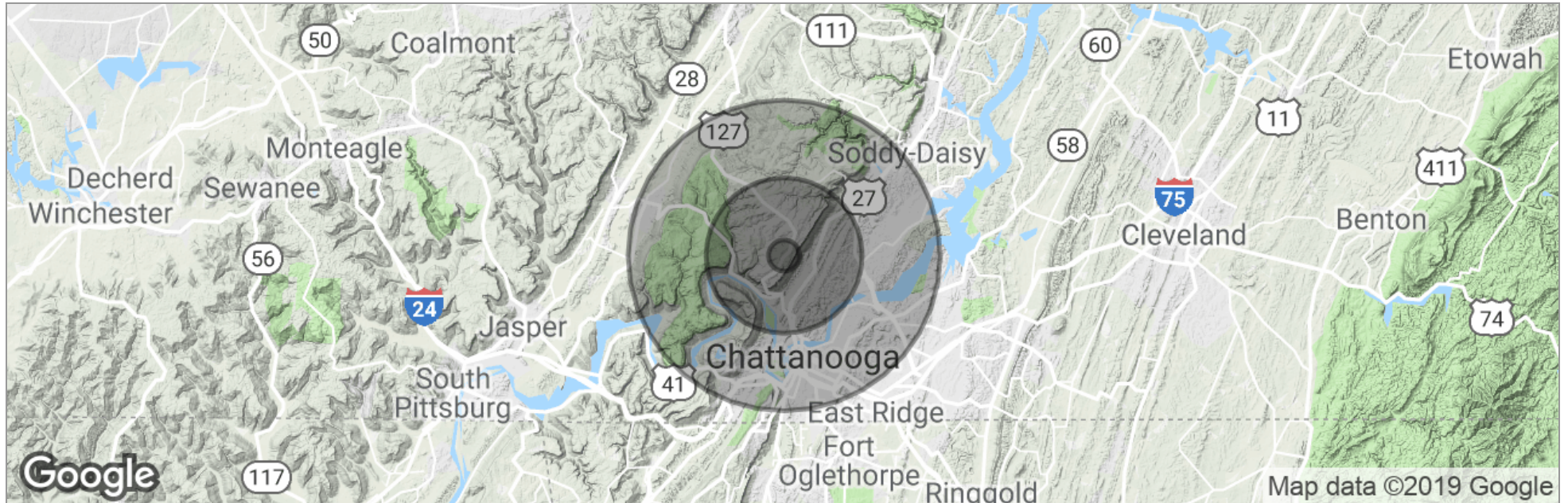
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Demographics Map



	1 Mile	5 Miles	10 Miles
Total Population	2,648	51,446	175,784
Population Density	843	655	560
Median Age	43.6	39.0	38.4
Median Age (Male)	42.6	37.9	36.7
Median Age (Female)	45.1	41.1	40.7
Total Households	1,050	22,677	74,542
# of Persons Per HH	2.5	2.3	2.4
Average HH Income	\$119,155	\$70,637	\$59,740
Average House Value	\$318,392	\$221,915	\$206,769

* Demographic data derived from 2010 US Census

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