



COMMERCIAL REAL ESTATE SERVICES, WORLDWIDE
MEMPHIS, TENNESSEE (901) 526-3100

3080 BARTLETT CORP. DRIVE

Bartlett, TN 38133

± 12,800 SF

Class B Industrial Warehouse

Presented By:

Brian Califf, CCIM | Executive VP

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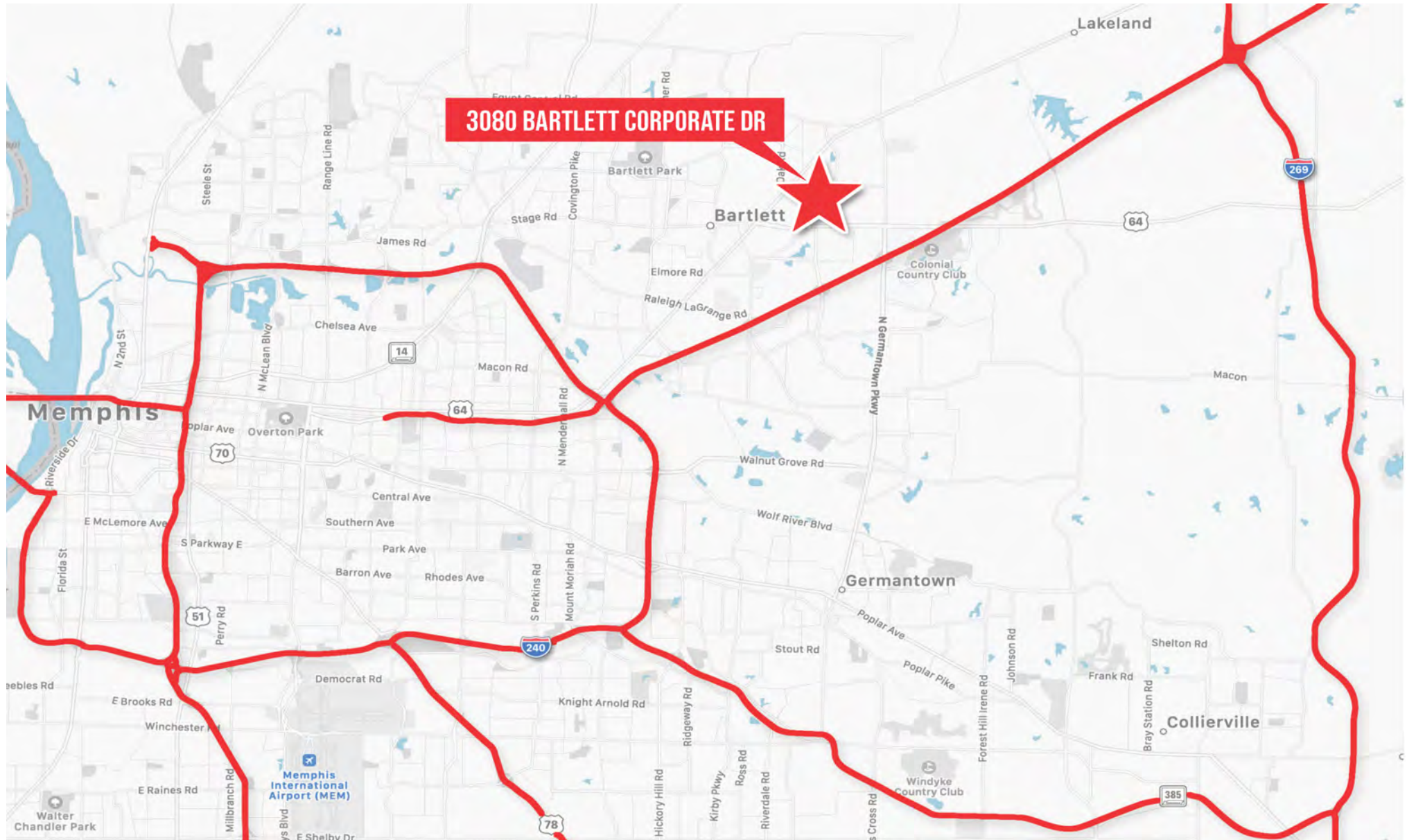


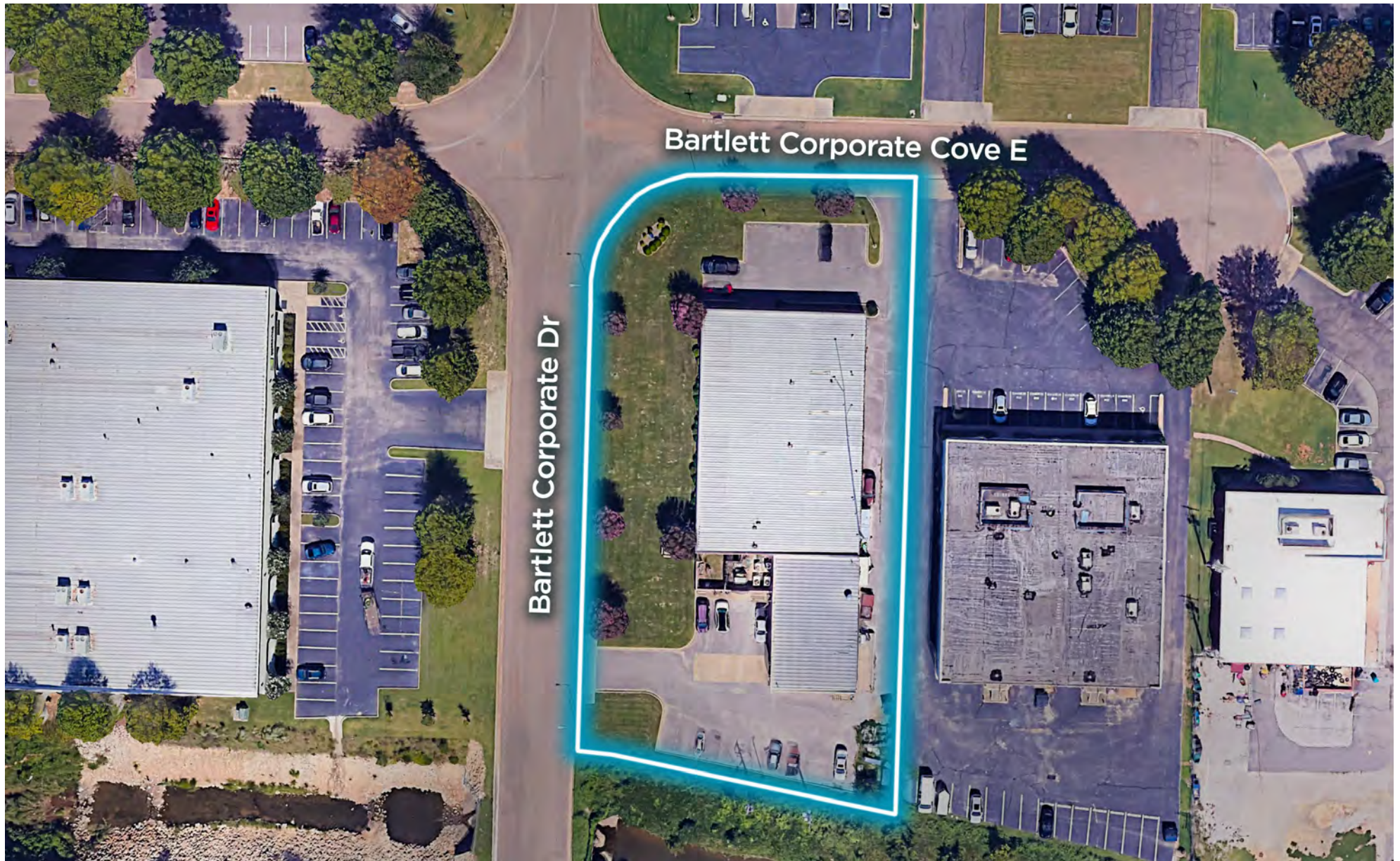
Property Features:

- Lease Rate: \$10.00/NNN
- OPEX: \$2.30/SF
- Tax Parcel ID B0158O A00012
- Building Size: 12,800 SF
- 1.20 Acres
- Year Built: 1996
- 1 Dock Door
- 1 Drive-In Door
- 15' Clear Height
- Corner Lot
- 9500 feet climate controlled Warehouse and 3300 feet of office
- HVAC Four total Units - 1 replaced in 2019, 3 replaced in 2022.

Parking:

- Space Ratio: 2.42/1,000 SF
- 24 Parking Spaces









For More Information:

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