

1644 Blackwell Rd.

1644 Black well Rd., Cookeville, TN 38506



PROPERTY DESCRIPTION

Prime Hwy 111 Location | Heavy Equipment & Truck-Ready Site
Strategically located directly on Hwy 111 and less than one mile from I-40, this property offers excellent access for heavy equipment, large trucks, and commercial operations. The site features an 8-foot steel chain-link security fence topped with barbed wire, providing added security for equipment and inventory.

Approximately 1.2 acres of hard surface have already been divided and prepared for use, providing a ready-to-go area for heavy equipment, truck storage, staging, or other industrial applications. The property also features a rock base and hard-surface areas designed to accommodate large trucks and heavy equipment.

PROPERTY HIGHLIGHTS

- Fronts Hwy 111 and less than a mile from I-40
- 8ft tall steel chainlink fence with barbed wire
- Rock base and hard surface for large trucks
- 1.2 acres of hard surface already divided - ready for heavy equipment

OFFERING SUMMARY

Sale Price:	\$599,000
Acreage:	1.84
Lease Rate:	\$3,500-\$4,500/month

CRAIG HUGHES

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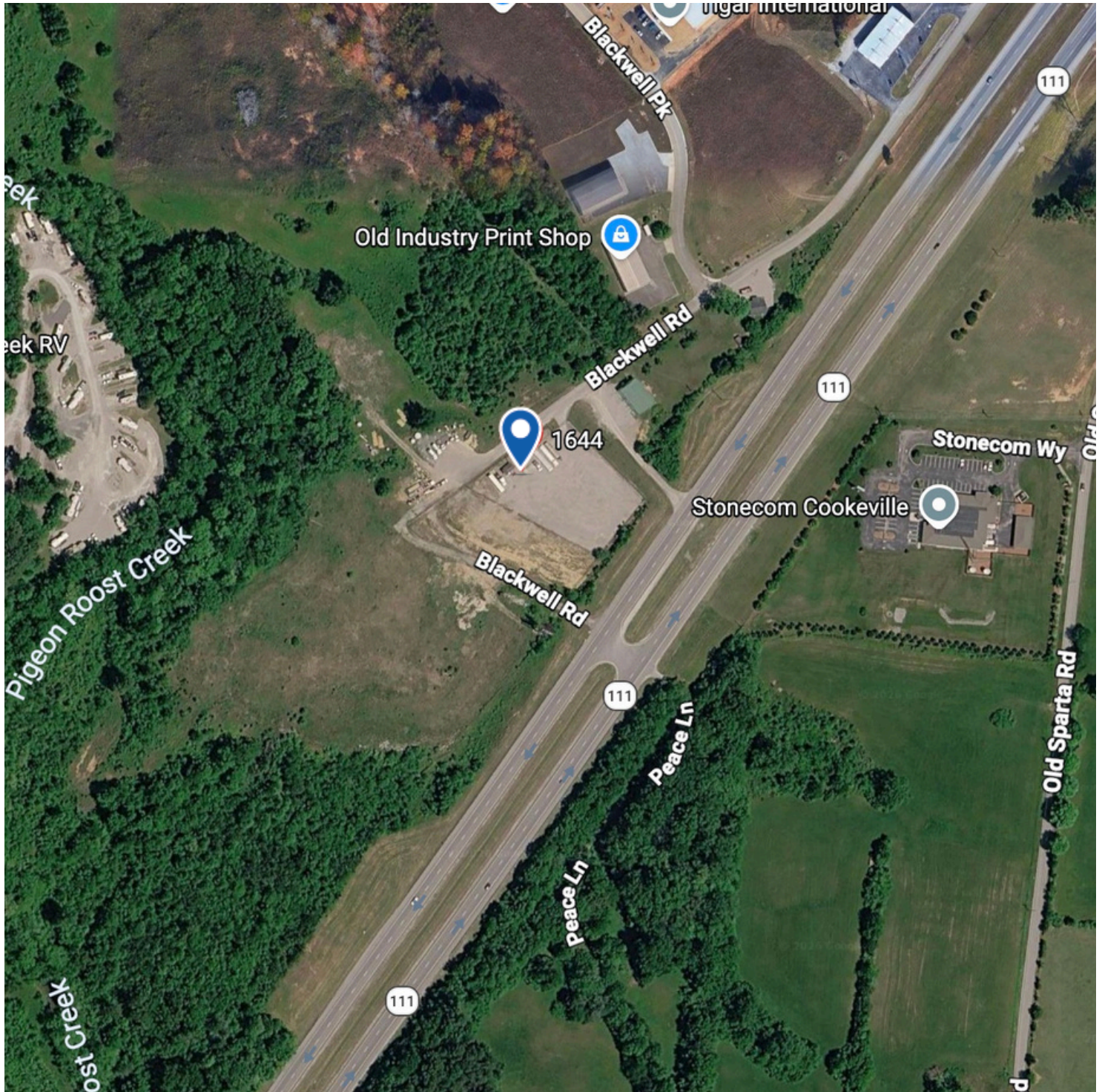
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