

Established 1962

**Chas.  
Hawkins  
Company  
Inc.**

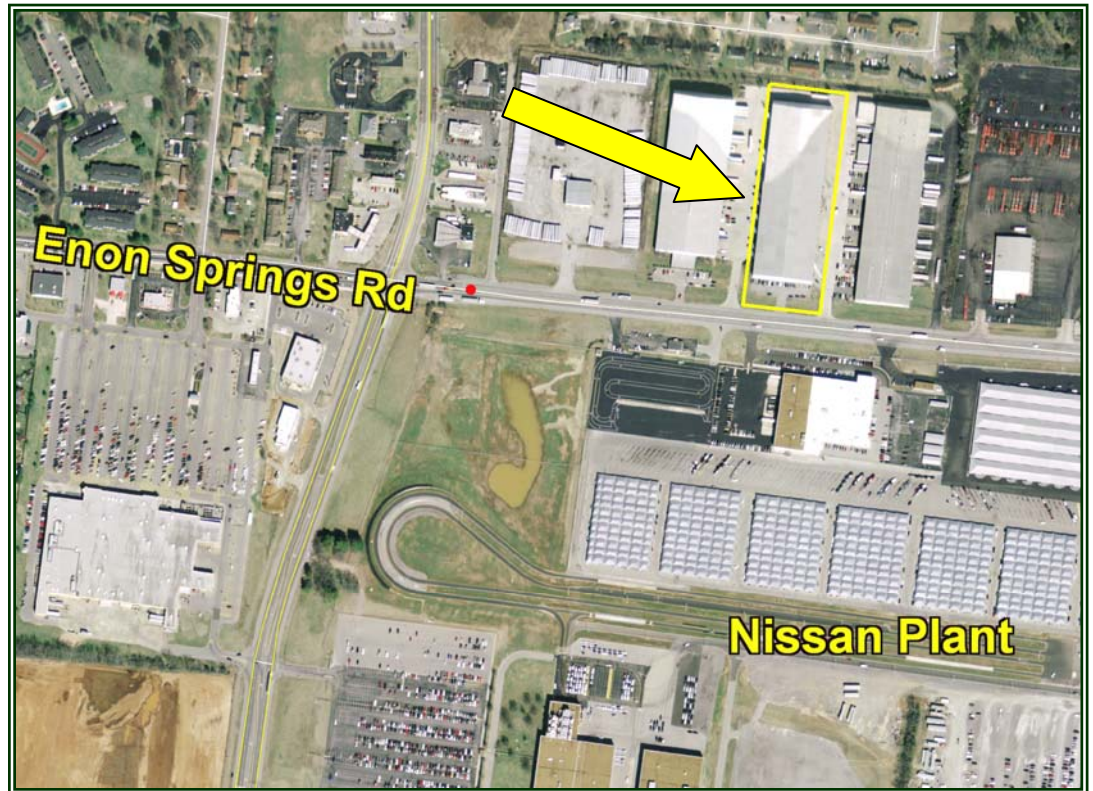
COMMERCIAL REAL ESTATE

**CORFAC**  
International

# FOR SALE OR LEASE

609 ENON SPRINGS ROAD  
SMYRNA, RUTHERFORD COUNTY, TN

±120,000 SF  
(Divisible)



Exclusively Listed By:

Chas. Hawkins Co., Inc./CORFAC International



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# FOR SALE OR LEASE

609 ENON SPRINGS ROAD  
SMYRNA, RUTHERFORD COUNTY, TN



**Across Street from Nissan Plant**

- ±2,582 SF Office
- 21' – 30' Clear Height

**Cross Dock**

- 2 (12' x 10') Drive-in Doors
- 24 Dock Doors:
  - 17 (9' x 10') Docks
  - 7 (10' x 10') Docks
- ±5.13 Acres
- 25' x 50' Column Spacing

- Zoned I-2
- Cross Ventilation
- Metal Halide Lighting
- Skylights
- Built in 1997
- Map 27, Parcel 38.08
- 2008 Taxes: \$34,711.63
- Lease Rate: \$2.75 nnn/SF
- Sale Price: Negotiable

