

FOR LEASE

±4,416 SF Brand New Custom-Built Flex Space;
Ready Summer 2021

Located at a Signalized Intersection to Wilma
Rudolph Blvd in Clarksville, TN

200 Industrial Drive, Clarksville, TN 37040



HIGHLIGHTS

- ±4,416 SF Available
- Brand new custom-built flex space; ready Summer 2021
- Lease rate: \$4,750/month gross
- Build-to-suit office
- 2,400 SF of heated warehouse/shop with separate toilet
- Build-to-suit
- Choose space design and materials and colors
- Zoned M-1 Light Industrial
- On site fenced storage lot available if needed
- Signaled intersection to Wilma Rudolph Blvd
- Easy & close access to I-24 exit 4 & 8



Hi Lewis, SIOR
First Vice President
O: 615.345.7230
hilewis@charleshawkinsco.com

Exclusively listed by:
Charles Hawkins Co.
760 Melrose Avenue
Nashville, TN 37211

T: 615.256.3189 / F: 615.254.4026

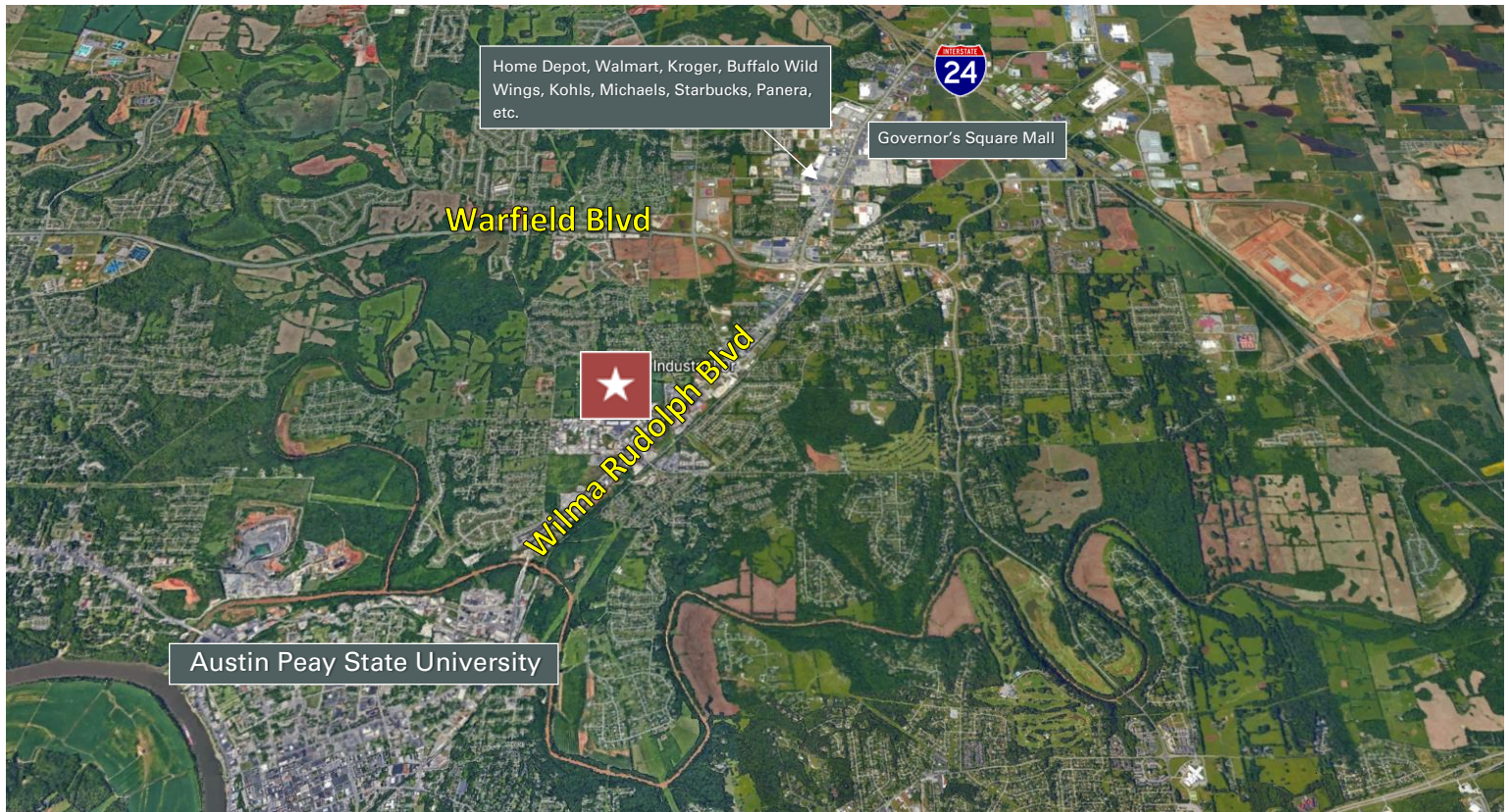
For Lease
±4,416 SF
Custom-Built Flex Space

200 Industrial Drive
Clarksville, TN 37040
Montgomery County

CHARLES
HAWKINS CO.

BUILDING SPECIFICATIONS

- (2) 12' x 14' powered overhead doors
- Security Fence
- Separately metered utilities
 - 3-Phase Electrical Available
 - Fiber Optic
 - Natural Gas
- Access Controlled
- All masonry and steel construction



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