2422 sq. ft. building

195 Edgewood Ave, Clinton, TN 37716

Listing ID: 30189070 Status: Active

Property Type: Retail-Commercial For Sale

Retail-Commercial Type: Convenience Store, Free-Standing Building

 Size:
 2,422 SF

 Sale Price:
 \$230,000

 Unit Price:
 \$94.96 PSF

Sale Terms: Cash to Seller, Other

Overview/Comments

Prime central location. Close to major intersection of Hwy 25W and Hwy 61 (Charles Seivers Blvd). This building has had many upgrades and would be an excellent location for business offices, rental space, physician office, wellness clinic, retail space or restaurant. 4 entrance doors on front and 1 on back. 3 restrooms, 2 HVAC units. Large lot for additional parking or building expansion. Upgrades include HVAC, insulation, windows, outside lighting and siding.



More Information Online

http://www.kaarcie.com//listing/30189070

QR Code

Scan this image with your mobile device:



General Information

Taxing Authority: Anderson
Tax ID/APN: 0740 A 018.01

Retail-Commercial Type: Convenience Store, Free-Standing Building,

Restaurant, Other

COMMERCIAL

Property Use Type: Vacant/Owner-User

Building/Unit Size (RSF): 2,422 SF Land Area: 0.74 Acres

Sale Terms: Cash to Seller, Other

Area & Location

Zoning:

Retail Clientele: General, Business

Property Located Between: Located off of Main St. directly behind Walgreens.

Property Visibility: Good

Largest Nearby Street: Main St.

Highway Access: Close to major intersection of Hwy 25W and Hwy

61.

Building Related

Tenancy: Multiple Tenants

Total Number of Buildings: 1

Number of Stories: 1

Typical SF / Floor: 2,422 SF

Property Condition: Good

Year Built: 1985

Year Renovated: 2015

Roof Type: Gable

Construction/Siding: Block, Brick/Vinyl Siding

Exterior Description: Rectangular shaped building. Multiple entrances.

New windows.

Total Parking Spaces: 16

Parking Type: Surface
Parking Description: Paved
Passenger Elevators: 0
Freight Elevators: 0
Sprinklers: None

Heat Type: Natural Gas
Heat Source: Central
Air Conditioning: Package Unit
Internet Access: Cable

Interior Description: 3 separate possibilties for office space. Restrooms

in each space.

Land Related

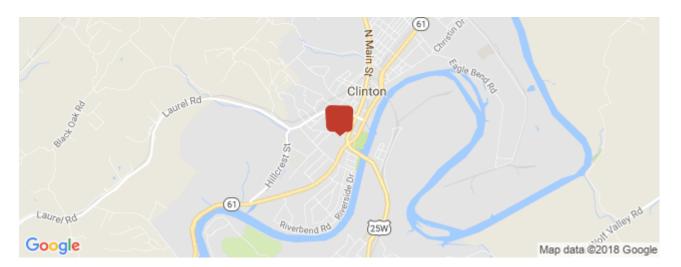
Zoning Description: Commercial Sewer Type: Water Service: Municipal Legal Descrip

Sewer Type: Municipal
Legal Description: Listed under Documents

Location

Address: 195 Edgewood Ave, Clinton, TN 37716

County: Anderson MSA: Knoxville



Property Images









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Property Contacts

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