

# 10.38 ACRES W/OFFICE ZONED COMMERCIAL INTERCHANGE



315 S. Posey Hill Road | Mt. Juliet, TN 37122



**ANDERSON COMMERCIAL BROKERAGE**

2442 N. Mt. Juliet Rd, Mt. Juliet, TN 37122

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MAP: # 078 | PARCEL: # 053.03 | DAVIDSON COUNTY

CROSS STREET: POSEY HILL RD & SULLIVAN BEND RD

ROAD FRONTAGE: 370'

ZONING: CI - COMMERCIAL INTERCHANGE

ACRES 10.38 | SF 200+ SF BUILDING

#### PROPERTY HIGHLIGHTS

Located Near Rapid Growth Area at I-40 and Beckwith Rd

Near Costco, Tristar Medical ER , Texas Roadhouse, Amazon

Property in City Limits of Lebanon

Great Office - 3 Offices - 3 1/2 Restrooms

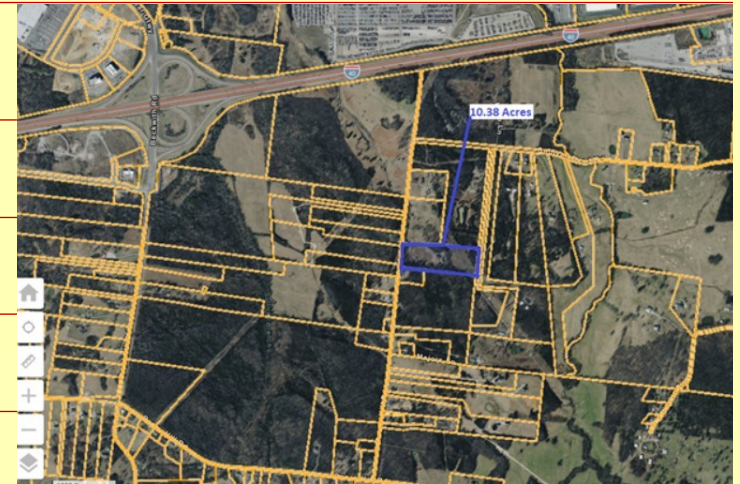
Garage - Reception Area - Kitchen

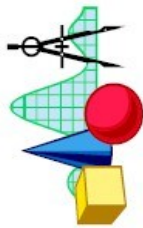
Great Location for General Office or Construction Related

Lot Sloped - Encumbered by TVA - Line

Septic- City - Water Irrigation System

Floor Plan in followings Pages

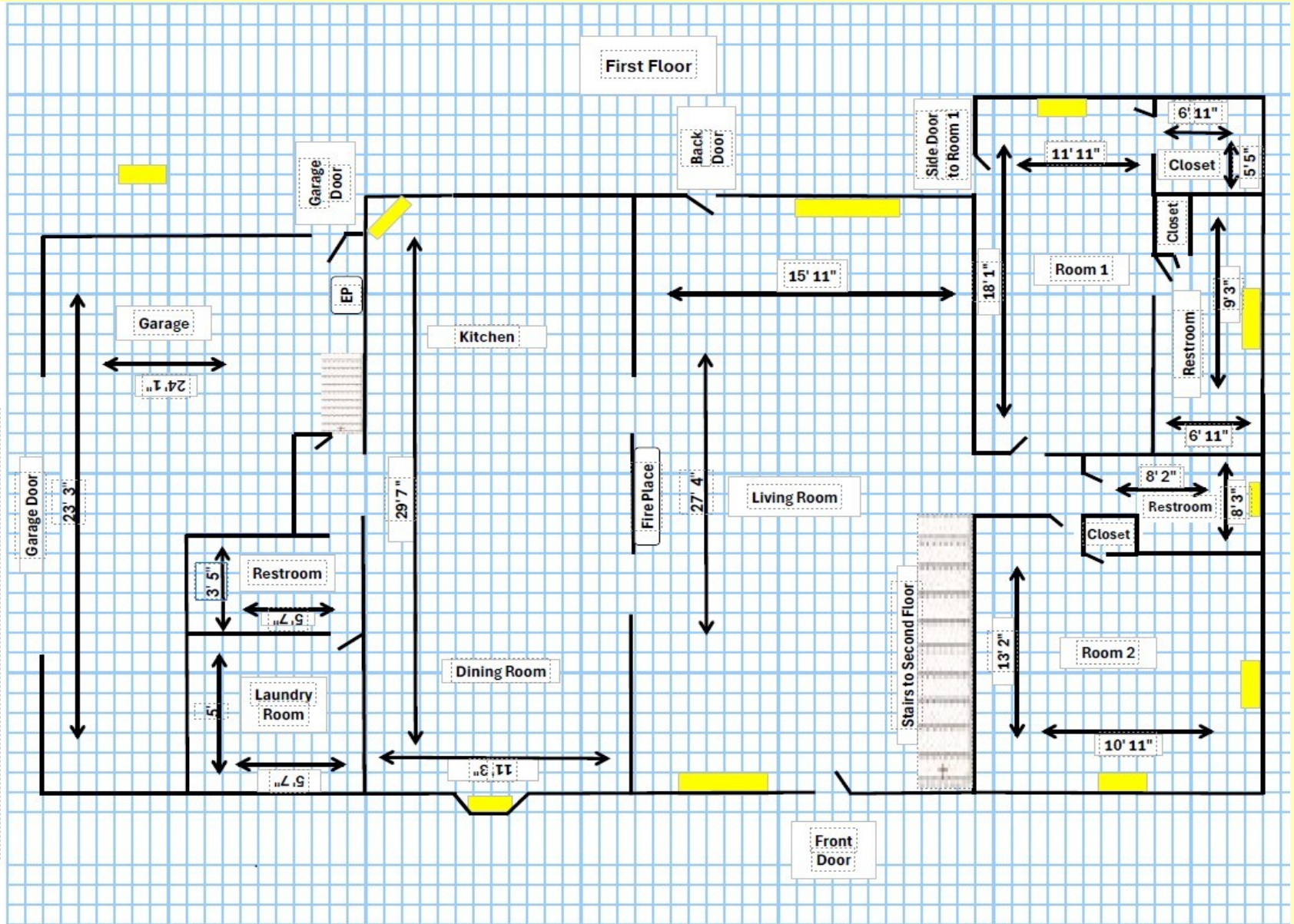


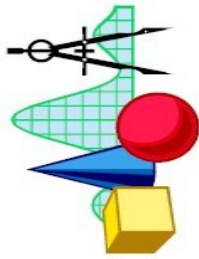


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Floor Plan of: 315 S Posey Hill Rd., Mt. Juliet, TN 37122

Note: Measurements are approximate within 4 inches. Not to scale.  
(Drawing is limited to the formatting capabilities of the spreadsheet program)



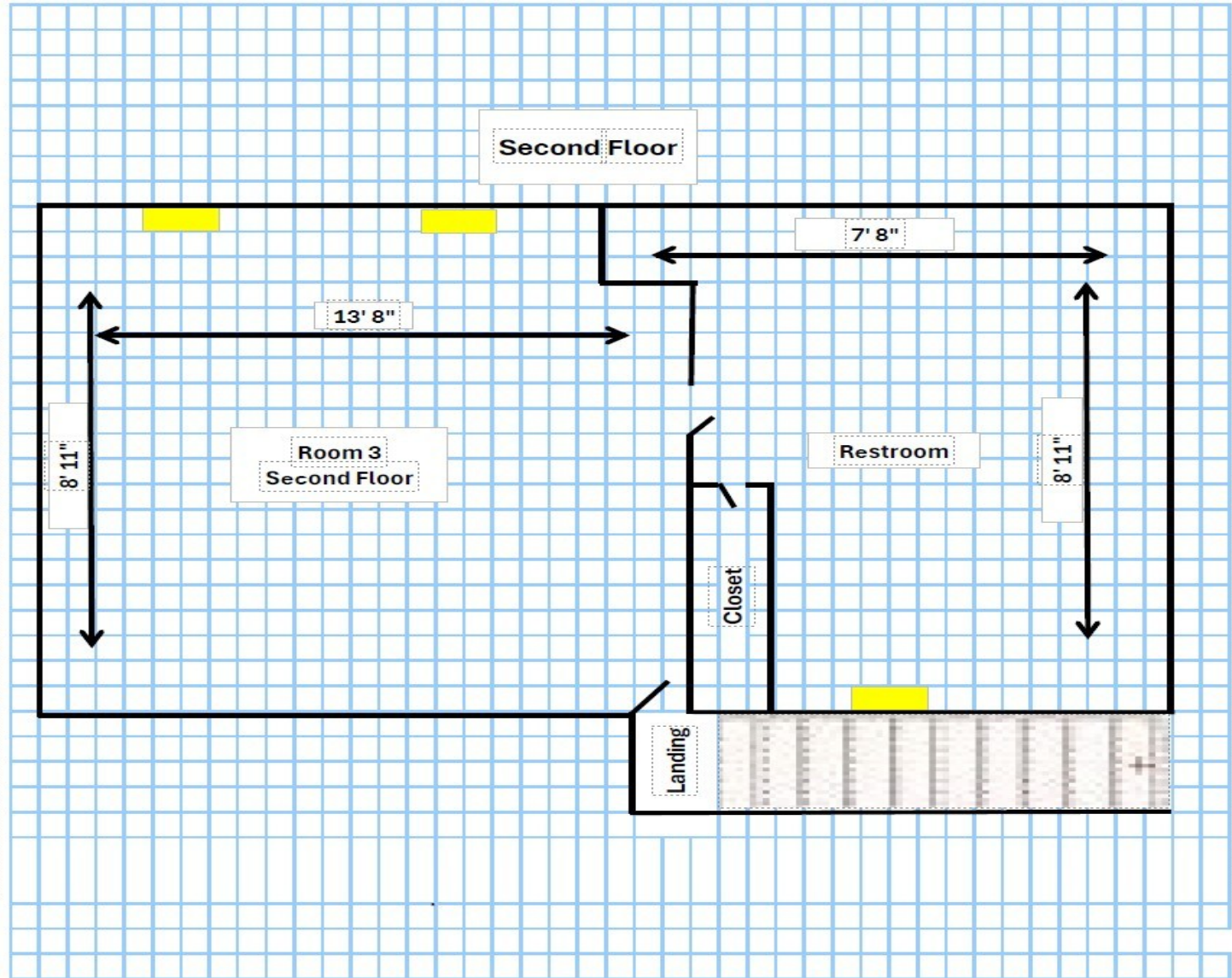


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Windows

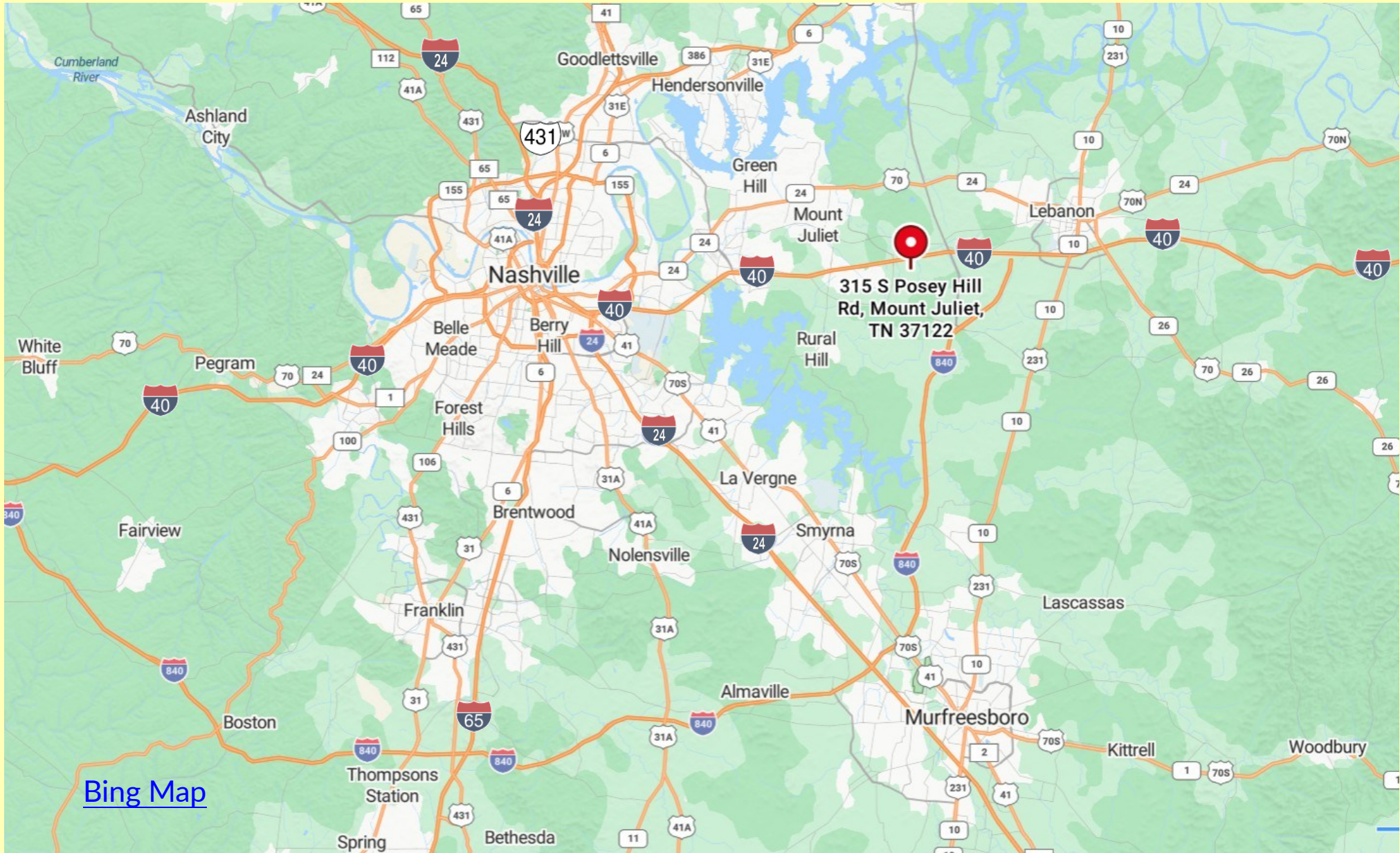






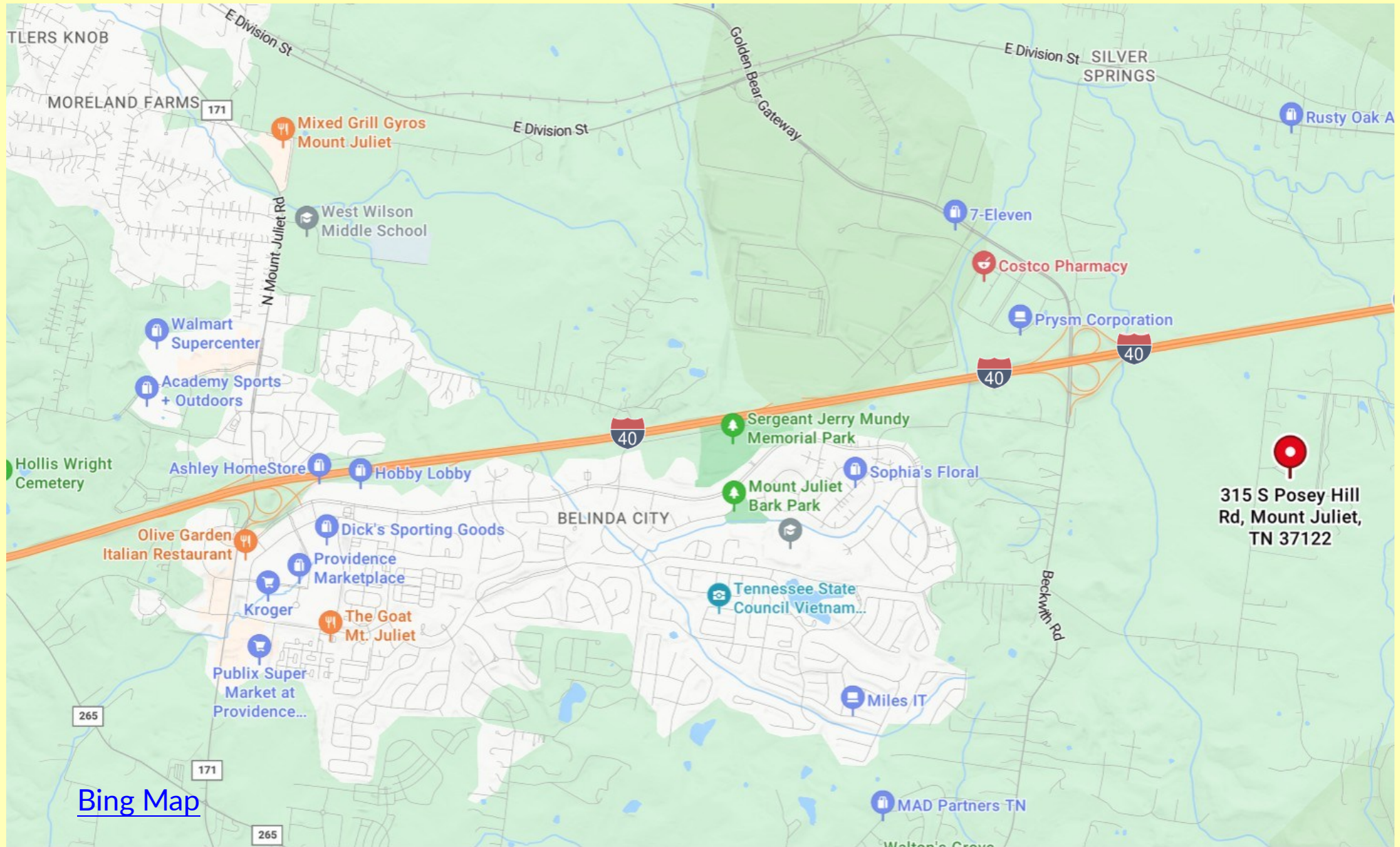






[Bing Map](#)





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Our company success was earned from relationships and trust we achieved from our clients. ACB was established 30 years ago and I have been leading with 43 years of experience in the Real Estate Industry. We are proud of our small innovative firm and the advantages we have in staying committed to our core principles of providing successful transactions and exceptional experiences.

What sets us apart from other commercial brokerage companies is our guarantee to always maintain our clients interest a top priority. We have a reputation of success in providing brokerage services for acquisition, entitlement process, investment properties, retail development, industrial, retail, and mixed-use properties in Tennessee. We identify unique real estate investment opportunities, to produce optimal investment performance and to provide lasting impacts on the clients, communities and industries it serves.

Headquartered in Mount Juliet, TN we service clients throughout the Greater Nashville Region and throughout the state of Tennessee. We have earned our stature for being one of the most reliable and trusted agencies in the industry.



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*"We are and can be only as successful as our clients"*

*- Rita Anderson, Broker*

