



#### **STEVEN FOX**

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## **KEY FACTS**

Fully gated 4.27 acres featuring a 20,200sf warehouse and a separate office building totaling 2,916sf. Warehouse is sprinkled with 20' ceilings, (10) Drive-in doors 14'x16' and ample amounts of outdoor storage.

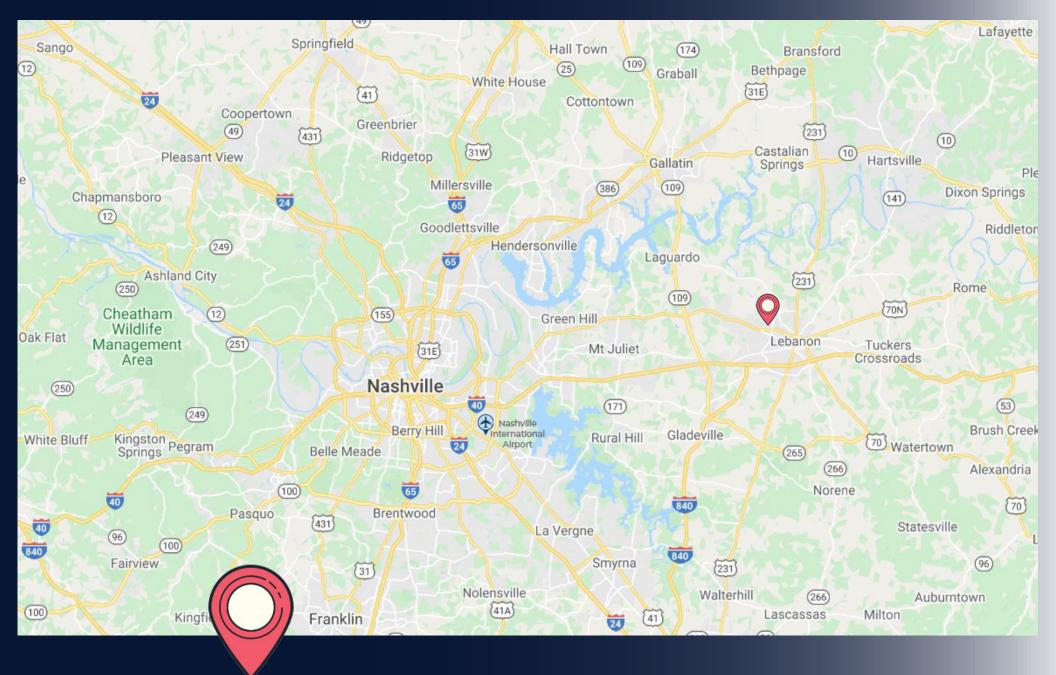
- 4.27 Acres Fenced Lot
- Wet Sprinkler System
- 20' Clear Height
- 8" Floor Thickness
- 10 Drive-In Doors 16'x14'
- Heavy Power 1200a 3p
- 7 minute drive to Lebanon Communter Rail (East Corridor Lane)





# 24,176 SF Warehouse + Office





312 Babb Dr Lebanon, TN 37087

## **Location Highlights**

I-40: 4.4 Miles TN State Hwy 109: 10 Miles Nashville Intl Airport: 25 Miles Downtown Nashville, TN: 32 Miles