

Jefferson City Industrial Complex - Lot 1

2025 Odyssey Road, Jefferson City, TN, 37760

For Sale



Property Description

Located in the Jefferson City Industrial Complex (a 69-acre, publicly owned industrial park in Jefferson City, TN) Lot 1 is a pre-graded, pad-ready site of 30 acres. Lot 2 consists of six acres, is adjacent to Lot 1, and is also pre-graded and pad-ready. The 30-acre pad-ready site has 1200' of rail frontage (Norfolk Southern) and can be rail served with construction of a new switch and spur. The property is zoned M-2, Heavy Industrial, all utilities are on-site and due diligence studies have been completed and are available for review (Phase I Environmental, wetlands delineation, threatened/endangered species, cultural/archeological, geotechnical, etc.).

Property Information

Available Acres	30
Business/Industrial Park	Jefferson City Industrial Complex
Divisible	Yes
Status	Available
Type	Industrial

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Downloads

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Utility Information

Electric Provider	Appalachian Electric Cooperative
Gas Main Size	6
Gas On Site	Yes
Gas Provider	Jefferson Cocke Co Utility District
Power On Site	Yes
Proximity to Substation	0.5 mile

Pricing

For Lease	No
For Sale	Yes
Price Negotiable	Yes
Sale Price (\$)	\$30,000.00

Geographic / Transportation

Brownfield	No
Econ. Revit. Area	No
Flood Plain	No
Phase 1 Env Report	Yes
Rail Access	Yes
Soil Boring Report Available	Yes
Topography	Two pad-ready sites (30 acres and 6 acres)
Wetlands	No
Airport Name 1	McGhee Tyson Airport (TYS)
Airport Distance 1	42.3
Highway Name 1	11E
Highway Distance 1	0.2
Interstate Name 1	I-40
Interstate Distance 1	8.7
Rail Provider 1	Norfolk Southern
Rail Distance 1	0
Airport Name 2	Morristown Regional Airport
Airport Distance 2	6.5
Highway Name 2	92
Highway Distance 2	2.1
Interstate Name 2	I-81
Interstate Distance 2	9.2

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Utility Information

Sewer Main Size	8
Sewer On Site	Yes
Sewer Provider	Jefferson City Public Works
Telecom On Site	Yes
Telecom Provider	Appalachian Electric Cooperative
Water On Site	Yes
Water Provider	Jefferson City Public Works

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Property Images

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