

PUBLIC AUCTION

SATURDAY * SEPTEMBER 13 * 10:00 A.M.
Commercial Building & 66' X 254' Commercial Lot
207 West Main Street, Waverly, TN



Front View of 1-1/2 Story Office Building



View of Nice Hardwood Floors & Fireplace



View of Reception Area, Fireplace & Upstairs Entrance



View of Additional Office Space

This property is located in one of Waverly's most prime commercial locations just across the street from Bank of America, next to Dr. Kleier's office, and within sight of many other businesses such as First Federal Bank, Main Street Pharmacy, Sonic, etc. The property has a 1 1/2 story building with approximately 1,640 square feet on the main level that includes a very nice reception area with fireplace, 3 office spaces, 1 restroom, kitchenette, and Florida room on the back. The upper level has approximately 824 sq. ft. and consists of 2 office spaces, 1 restroom, and sitting area. The building has beautiful hardwood floors on both levels and has a partial basement that is ideal for storage. It is equipped with central heat and air and is zoned CS commercial. Due to location, this prime commercial property will make someone a profitable business site or a great investment property to be rented out to a good tenant that is not ready to buy property at this time. All utilities are on the premises.

Terms: 10% deposit day of sale; Balance on or before 30 days.

For further information contact **Kenneth C. Dreaden**, Auctioneer & Agent, at (931) 296-2766.

See Website!

www.bcollier-realtyauction.com

BILL COLLIER REALTY & AUCTION COMPANY

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