



SUCCESS STORY

FRANKLIN CENTRE | 925 HIGHWAY 321, LENOIR CITY, TN 37771

SALE PRICE: \$3,950,000

DATE: 7/16/2014

GRANTOR: Ziff Properties

GRANTEE: Halpern Enterprises

SIZE: 31,153± SF on 4.10± acres

OCCUPANCY: 95%

OUR ROLE: Seller's exclusive listing agent

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COMMENTS:

Franklin Centre is a 1998-built Walmart Supercenter shadow-anchored retail strip strategically located at a traffic funnel location on US 321 just off the I-75 interchange, wedged in between Walmart and The Fort Loudon Medical Center Complex. Just 25 miles south of Knoxville, home of the University of Tennessee, and 75 miles north of the new Volkswagen North America Plant in Chattanooga, the property benefits from a strong location within a high-growth sunbelt market just off I-75 in East Tennessee. Of primary benefit is the adjacent Walmart Supercenter, driving traffic to the site 7 days a week.