

Cocke County Spec Building



Lisega Boulevard - Cocke County Spec Building

NEWPORT, TN 37821

County: COCKE

Type of space: industrial, warehouse

Available: yes

Zipcode: 37821

Site/Building Name: Cocke County Spec Building

Minimum Available: 40989 sqft

Maximum Available: 40989 sqft

Divisible: no

For Sale: yes

For Lease: yes

Total Sq. Ft.: 40,989

Company: TVA

Contact Name: John Harenza

Address: 10215 Technology Drive, Suite 202

City: Knoxville

State: TN

Zip Code: 37932

Phone: (865) 777-3943

Fax: (865) 777-4007

Email: jharenza@tva.com

Website: www.tvaed.com



Full Property Details (Lisega Boulevard - Cocke County Spec Building)



Property Details

Street Address	Lisega Boulevard - Cocke County Spec Building
City	NEWPORT
County	COCKE
Type of space	industrial, warehouse
Available	yes
Zipcode	37821
Site/Building Name	Cocke County Spec Building
Minimum Available	40989 sqft
Maximum Available	40989 sqft
Divisible	no
For Sale	yes
For Lease	yes
Total Sq. Ft.	40,989
Incubator	
Site Acreage	7.5 acres

Contact Information

Company	TVA
Contact Name	John Harenza
Address	10215 Technology Drive, Suite 202
City	Knoxville
State	TN
Zip Code	37932
Phone	(865) 777-3943
Fax	(865) 777-4007
Email	jharenza@tva.com
Website	www.tvaed.com

Sale Details

Sale Price \$1,300,000

Lease Details

Lease Type Negotiable

Lease Rate Negotiable

Building Information

Total Building Square Feet 40,989

Available Building Square Feet 40,989

Number of Stories 1

Office Space 2,000

Year Building Built 2005

Building Construction Material Metal

Concrete Floor Thickness 4"

Reinforced Concrete Floor yes

Ceiling Height Minimum 24.5

Ceiling Height Maximum 33

Number of Dock High Doors without Levelers 5

Number of Drive in Doors 5

Number of Bridge Cranes 2

Capacity of Largest Bridge Crane 20 Ton

Building Dimensions 261' X 156'

Column Spacing 38X38, 32X32 & 44X44

Telecommunications

Internet Connection DSL

Building Networked no

Infrastructure Information

Zoning Industrial

Enterprise Zone/LAMBRA no

Foreign Trade Zone no

Brownfield no

Industrial Park yes

Flood Plain No

Phase I Environmental Report Available yes

Soil Boring Report Available yes

Utilities

Electric Service yes

Electric Service Provider Newport Utilities

Phase three

Natural Gas Service yes

Natural Gas Service Provider Jefferson/Cocke Gas Company

Natural Gas Line Size 6"

Sewer Service yes

Sewer Service Provider Newport Utilities

Sewer Line Size Gravity

Water Service yes

Water Service Provider Newport Utilities

Water Line Size 12"

Transportation Access

Cocke County Spec Building

Distance to Major Interstate	I-40, 1 mile
Distance to Major Highway	Hwy 25/70, 0.25 miles
Distance to Major Commercial Airport	Knoxville McGhee Tyson Airport, 45 miles
Distance to Port	45 miles
Rail Access	Feasible
Rail Line	Norfolk Southern

Report provided by TVA <http://www.tvasites.com>

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