

Industrial Development Building Profile

◆ denotes required fields Property Details

◆ Building Name: **R&B Wire Building**

◆ '911' Address: 4071 Thornton Taylor Parway

◆ City: Fayetteville

Zip: 37334

County: Lincoln

Latitude:

Longitude:

City Limits: Yes No

Map/Parcel #

◆ Site Acreage: 2.75

◆ Contiguous Acres Available for Development: Yes No

Nearest Population Center: Fayetteville-Lincoln, TN

Distance to (miles): Adjacent

Population: 32,000

Nearest Metro Center: Huntsville, AL

Distance to (miles): 25

Building Information

◆ Minimum Available (Sq. Ft.): **58,000**

Number of Buildings: 1

◆ Maximum Available (Sq. Ft.): **58,000**

◆ Building Type (Check all that apply):

◆ Total Sq. Ft.: 58,000

Office Building

◆ Multi-Tenant

◆ Available Sq. Ft.: 58,000

Industrial Building

Multi (not Tenant set)

◆ Office Sq. Ft.: 1,500

Warehouse Building

Distribution Center

◆ Building Divisible: Yes No

Call Center Building

Office

Speculative: Yes No

◆ Number of Stories: 1

Parking Lot: Yes No

◆ Spaces in Parking Lot: 100

◆ Building Ownership: Public Private

Date Available: Now

◆ Construction Year: 1987

Expansion Year:

◆ Current Major Tenants: Vacant

Building Condition: Good Fair Poor

Sale/Lease Details

◆ For Sale: Yes No

◆ Sale Price: \$ Negotiable

◆ For Lease: Yes No

◆ Lease Rate

◆ Lease Type

Per Month Lease Price: \$ Negotiable

Gross Net Triple Net

Per Sq. Ft. Lease Price: \$ Negotiable

Gross Net Triple Net



Construction

◆ **Ceiling Minimum (in feet): 16**

◆ **Ceiling Maximum (in feet): 16**

◆ **Building Length (in Feet): 329**

◆ **Building Width (in Feet): 179**

◆ **Column Spacing:**

◆ **Construction Type (check all that apply):**

- Metal
- Block
- Brick
- Steel Frame
- Wood
- Tilt-up
- Concrete
- Pre-Engineered Steel

Roof Type (check all that apply):

- Tar
- Built-up
- Metal
- Metal Standing Seam
- Shingle
- EPDM (Rubberized)

◆ **Floor Type (check all that apply):**

- Concrete
- Wood
- Dirt
- Gravel

Lighting Type (check all that apply):

- Fluorescent
- Mercury Vapor
- High Pressure Sodium
- Metal Halide
- Incandescent

Floor Thickness (in inches): 6

Reinforced: Yes No

Construction Notes:

Equipment Docks

◆ **# of Bridge Cranes:**

◆ **Capacity of Largest Bridge Crane (tonnage):**

of Jib cranes:

Height Under Hook:

Tonnage:

◆ **# of Dock High Doors with leveler(s): 2**

Dimensions:

◆ **# of Dock High Doors without levelers(s):**

Dimensions:

◆ **# of Drive-in Doors: 1**

Dimensions:

of Rail Doors:

Dimensions:

Inside Outside

Infrastructure

◆ **Zoned:** Commercial Industrial Office Building Not Zoned

◆ **Environmental Assessment:** Yes No

◆ **Soil Boring Report Available:** Yes No

◆ **Located in an Industrial Park:** Yes No

Industrial Park Name:

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Telecommunications

◆ **Internet Connection:** Yes No
 Dial-Up ISDN Cable DSL Wireless T-1 T-3 Other
 ◆ **Building Networked:** Yes No
 ◆ **Telecom Service Provider:** AT&T

Transportation

<u>Hwy #:</u>	<u>Hwy Name:</u>	◆ <u>Distance to: (in Miles)</u>	<u>Hwy Type:</u>		
64	U.S. Hwy 64	Adjacent	<input type="checkbox"/> State	<input type="checkbox"/> Interstate	<input checked="" type="checkbox"/> US
231	U.S. Hwy 231	1	<input type="checkbox"/> State	<input type="checkbox"/> Interstate	<input checked="" type="checkbox"/> US

(Indicate major Interstate and major Highway)

<u>River Name:</u>	◆ <u>Distance to: (in Miles)</u>	<u>Navigable:</u>	
Tennessee River	60	<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No
		<input type="checkbox"/> Yes	<input type="checkbox"/> No

<u>Nearest Ports:</u>	◆ <u>Distance to: (in Miles)</u>	<u>Channel depth: (in Feet)</u>
Decatur, AL	50	9

◆ <u>Railroad Name:</u>	◆ <u>Siding On-Site:</u>
CSX Transportation	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> Feasible
	<input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> Feasible

<u>Airport Name:</u>	<u>Location Identifier:</u>	<u>City:</u>	◆ <u>Distance to: (in miles)</u>	<u>Runway Length: (in feet)</u>
Fayetteville Municipal Airport <input type="checkbox"/> Commercial <input checked="" type="checkbox"/> General	FYM	Fayetteville, TN	5	5900
Huntsville International Airpor <input checked="" type="checkbox"/> Commercial <input type="checkbox"/> General	HSV	Huntsville, AL	25	

(Indicate local and closest metropolitan airports)

Utilities

◆ **Electric Service Provider:** Fayetteville Public Utilities
 ◆ **KVA:** ◆ **Amp:** 1200 ◆ **Voltage:** ◆ **Phase:** Single Three Other
 ◆ **Natural Gas Service Provider:** Fayetteville Public Utilities ◆ **Line Size (in inches):** 4
 ◆ **Sewer Service Provider:** Fayetteville Public Utilities ◆ **Line Size (in inches):** 8
 ◆ **Water Service Provider:** Fayetteville Public Utilities ◆ **Line Size (in inches):** 8

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Fire Service Provider: Fayetteville Fire Dept

Fire Insurance Rating Class: 4

Sprinkler System Available: Yes No

Type System (check only one): Wet Dry

Heat Type (check all that apply):

Heat Location (check all that apply):

A/C Available:

- Electric
- Propane Gas
- Natural Gas
- Steam
- Oil
- Radiant
- Other

- Manufacturing
- Warehouse
- Office
- Other

Yes No

A/C Locations:

- Manufacturing
- Warehouse
- Office
- Other

Contacts

Contact: George W. Shuff, III

Telephone: 800-227-6628

Title: Executive Director

Fax: 615-269-5184

Company: Middle Tennessee Industrial Dev. Assoc.

E-mail: mtida@mtida.org

Address: 2108 Westwood Avenue

City: Nashville

State: TN

Zip: 37212

WEBSITE: www.mtida.org

Community Contact: Nathan Ward

Telephone: 931-433-0607

Title: Executive Director

Fax: 931-433-8577

Company: Fayetteville-Lincoln County IDB

E-mail: IDB@fpunet.com

Address: 110-B South Elk Avenue

City: Fayetteville

State: TN

Zip: 37334

General Notes (Public)

Realtor/Owner information (Confidential)

Contact:

Telephone:

Title:

Fax:

Company:

E-mail:

Address:

City:

State:

Zip:

Brochure/Flier Available: Yes No

Internet URL for this Site:

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Name of Building: R&B wire

Total Square Footage: 58,000

For more information contact:



Middle Tennessee Industrial
Development Association
2108 Westwood Avenue
Nashville, TN 37212
800.227.6628

Tennessee Valley Authority
Economic Development
P.O. Box 292409
Nashville, TN 37229-2409
615.232.6225

State of Tennessee
Economic & Community Development
312 Eighth Avenue North
Eleventh Floor
Nashville, TN 37243
615.741.1888

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