Lot Size Acres:	1.566	**Property Sub Type:** Unimproved Land
Lot Size Dimensions:	1.566 Irregular	
Road Frontage Length:	229	**City Limits:** Yes
Zoning Description:	B-5 Commercial	**Restrictive Covenants YN:** Y
		Subdivision Name: Nolan Park
		View YN: No
		Waterfront YN: No

Public Remarks: Prime Commercial B-5 lot in North Jackson, Located 3 miles north of I-40 (Exit 80) B-5 Allows Retail Stores, Wholesale Business with <5000 SF Warehouse. Garden Center, Office/Government Buildings

Directions: From I-40 (Exit 80) Travel north for 3 miles, Left on Old Humboldt Road, right on Nolan Cove

Latitude: 35.712906 **Longitude:** -88.855466

	Comp Sale YN: No	**Original List Price:** $664,968
		List Price: $664,968
LA: Lee W Godfrey (071000000) Lic #:058537	Coldwell Banker Southern Realty (CBANKR REN) 220561	731-343-2900

List Price/Acre: $424,628.35	**Tax Annual Amount:** $3,077	**Parcel Number:** 033 055.29
Sold Price/Acre: $0	**County Tax:** $1,654	**Tax Book Number:** 10
	City Tax: $1,423	

Current Use: Vacant
Land Details: Pasture Area: 0; Tillable Area: 0; Wooded Area: 0
Lot Features: Level
Possible Use: Commercial

Road Frontage Type: City Street
Road Responsibility: Public Maintained Road
Road Surface Type: Asphalt
Sewer: Public Sewer
Utilities: Cable Available; Electricity Available; Fiber Optic Available; Natural Gas Available; Phone Available; Sewer Available; Water Available; Underground Utilities
Vegetation: Grassed
Water Source: Public
Listing Terms: Cash; Conventional
Possession: Close Of Escrow
Special Listing Conditions: Standard

Lee W Godfrey License:058537
Coldwell Banker Southern Realty
327 North Parkway
Jackson, TN 38305
731-343-2900
731-668-1777
lee@leegodfrey.com
http://LeeGodfrey.com