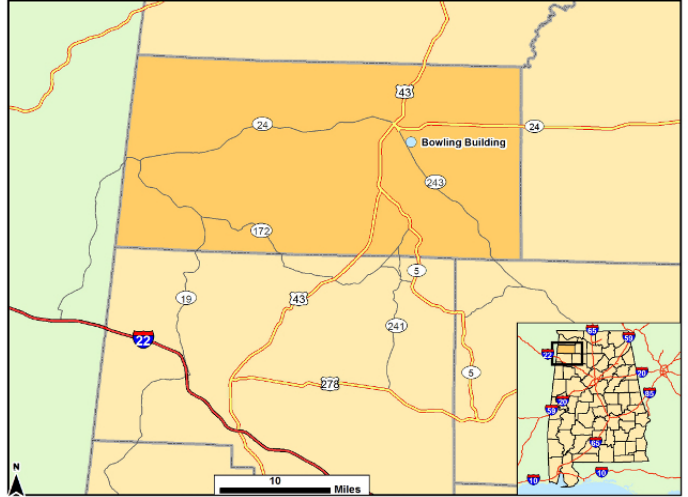




Bowling Building

City: Russellville County: Franklin



Street Address: 669 John Blackwell Drive
Nearest City: Russellville
Within City Limits: Yes
Zip Code: 35654
Latitude: 34.464862
Longitude: -87.70423
Loc. In Industrial Park: Yes
Park Name: Russellville Industrial Park #2
Within Enterprise Zone: No
Within Favored Geo Area: No
Within Renewal Community: No

Transportation

Rail Service

Provider: Norfolk Southern
 Track Status: Not Available
 Provider 2:
 Track Status: Not Specified

Waterway

Provider: Tennessee River
 Dock Facility: Port 11 to 25 miles

Nearest Commercial Air City

Muscle Shoals, AL
 Mi. to Service: 20

Highways

| Type | Name | Mi. To Access | 4 Lane? |
|------------|------|---------------|---------|
| Federal | 43 | 3 | Yes |
| Federal | 72 | 20 | Yes |
| Interstate | I-22 | 38 | Yes |
| Interstate | I-65 | 50 | Yes |
| State | 24 | 2 | Yes |

Total Size: 31,250 Sq. Ft.
Space Available: 31,250 Sq. Ft.
Multi-tenant: No
Building Dimension: 125x250
Number of Buildings: 1
Number of Floors: 1
Largest Production Area: 30350
Office Area: 900 Sq. Ft.

Building Expandable: Yes
Ceiling Height: Eave: 18 ft
 Max: 25 ft

Bay Spacing: Length: 125
 Width: 250

Air Conditioned: Yes
Heated: Yes
Cranes:

Truck Docks: Dock Level: 1
 Drive In: 3
Year Built: 2003

Last Expansion:
Refrigerated Area: No
USDA Approved: No
Sprinklers: Yes
Construction Material: Primary: Metal

Parking Paved: No
Number of cars:
Zoning: Heavy Industrial
Previous Use:
Previous Use Desc: Warehouse and Assembly



BUILDING PROFILE

Utilities

Natural Gas

Provider: Russellville Utilities
Status: Existing
Size of Main: 6
Main PSI: 300

Water

Provider: Russellville Utilities
Status: Existing
Size of Main: 12

Sewer

Provider: Russellville Utilities
Status: Existing
Size of Main: 8

Price

Base Rent(Annual):

Sale Price: \$1,050,000.00
Negotiable: Yes
Date Quoted: 9/12/2013 12:00:00 AM
Price Comments:

Electric

Provider: Franklin Electric Co-op
Status: Existing
Amps: 400
Phase: 3
Voltage: 270/480

Telecommunications

Provider: AT&T
Fiber Optics: Yes
Redundancy: No
xDSL Available: Yes

Key Building Features:

Building Comments:

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