

GFB Building 91 Industrial Drive Cadiz, Kentucky 42211

Longitude: -87.7495842970605

Latitude: 36.8740577814717

In order to meet your project needs, Trigg County, Kentucky offers a 13,000 square foot GFB Building located in Trigg County Business Park in Cadiz, Kentucky. It is located on 7.5 acres with a population base of 427,269 within a 40-mile radius.

Building Attributes

- * Zoned Industrial
- * 12,000 sq. ft manufacturing space
- * 1,000 sq. ft. of office space
- * Constructed in 2005
- * Ownership: Private
- * Metal construction
- * Primary use - manufacturing
- * Ceiling Heights 24'
- * 2 Outside Truck Docks
- * 1 Drive-in Truck Door
- * 6 inch floor thickness
- * 4-inch gas line to building
- * 10-inch water line to building
- * 8-inch sewer line to building
- * Served by Pennyrile Electric/TVA
- * 3-phase electrical
- * Gravel parking available - 60 plus spaces
- * Technically skilled workforce

Sale Price: \$749,000



Building Access



- * Located in Trigg County Business Park
- * Adjacent to US Hwy 68/KY Hwy 80 (four lane)
- * Within 0.5 miles of Interstate 24
- * 93 miles to Nashville International Airport
- * 17 miles to Eddyville Riverport
- * Population base of 427,269 within a 40-mile radius
- * Labor force base of 202,745 within a 40-mile radius
- * **Part of a 289,000 MSA**



* Within 250 miles of major markets:

Chattanooga, TN	Louisville, KY
Huntsville, AL	Memphis, TN
Indianapolis, IN	Nashville, TN
Knoxville, TN	St. Louis, MO
Lexington, KY	Tupelo, MS

- * Within 40 miles of 2 universities and 2 community college campuses

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