

# 1637 Middle Tennessee Blvd.

MURFREESBORO, TENNESSEE 37130



developments | real estate | construction  
615-896-0000



**\$17.00/SF NET**

### TRAFFIC COUNT

- 24,259 Middle Tennessee Blvd.
- 21,019 Martin Luther King Jr. Blvd.

<b>Building SF:</b>	1,240	<b>Eave Height:</b>	-
<b># of Units:</b>	1	<b>Electricity:</b>	-
<b>Units SF:</b>	1,240	<b>Zoning:</b>	Commercial Hwy

### PROPERTY HIGHLIGHTS

- Great visibility in a high traffic area
- Shared Parking
- Easy Access to I-24, U.S.-70S, U.S.-41 and Hwy 99
- Approx. 30 minutes to Nashville Airport
- Close to MTSU and Historic Downtown

### DEMOGRAPHIC SNAPSHOT

RUTHERFORD COUNTY

2025 Population Estimate	358,394
2025 Median HH Income	\$87,758
2025 Number of Households	138,402



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[www.swansondevelopments.com](http://www.swansondevelopments.com)

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