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7800 Sq. Ft. of Office & Warehouse Space for Lease

This office suite has 4 offices, 2 baths, a spacious flex space that could be used as a reception area and showroom. Large warehouse in the back with one dock door. Highly visible signage for your personal logo. This space has everything to fit your business needs. #30282864



Multi Tenant Investment Building on Hwy. 153

Visibility, convenience, super location. Great 36,000 sq. ft. multi-tenant building that is home to 3 national tenants. There is currently a 13,000 sq. ft. space that has a letter of intent with another national tenant. Leases are up for renewal and all tenants plan to renew. #30184883



Office Building with Warehouse

Former general contractor offices with storage building, shed and paved storage area adjacent to Cleveland Utilities buildings off of 25th Street near I-75. 2,400 sq. ft. office building with 6 offices, reception area and large conference room. There is a 6,000 sq. ft. storage building with 12 drive in doors. A covered shed & most of the site is paved. #30223988



11,000 Sq. Ft. Multi-Purpose Building off Main Street

Great industrial building at the corner of E. Main & Dodds. Property is zoned C-2. Perfect for general contractor, building supply, distribution center or any other usage. Building has 400 amps of 3 phase power. One dock door and 3 drive in doors. The roof is 2 years old, it is part metal/part rubber. #29940685



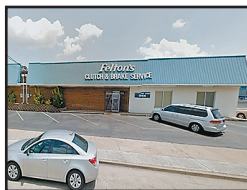
Ooltewah Retail/Office off Interstate 75

Well maintained building boasts 1,440 sq. ft. of floor space with 2 baths. The property has a large gravel parking lot, 2 outbuildings which can be used for storage. This property offers a great opportunity for a retail business or office space. Hunter Road is a highly active road. #30217076



0.52 Acre Lot with Building on Bonny Oaks

Great visibility on Bonny Oaks Drive. Property has 0.52 acre and would make a great gas station, restaurant, car wash or convenient store. Located near the Volkswagen Plant and Amazon. Property has new roof and HVAC system. #29982111



Redevelopment Opportunity on the Southside

1802 Washington St. is a rare find in the downtown Chattanooga area. Features 15,144 sq. ft. free-standing building on 0.66 acre lot. Beautiful views of Southside homes right across the street. Property would make a great location for restaurant, retail/mixed-use or any professional offices. Owner is willing to sub-divide property into 4 sep. units. #30020993



50,000 sq. ft. Industrial Building Near I-24

Well-maintained industrial building which was the former Royal Remanufacturing Company. 25,000 sq. ft. is fully conditioned. There are 5 docks and 1 drive in servicing one end of the building. There are 4 docks servicing the other end. There is 1,600 amps of 3 phase power, 5,000 sq. ft. office area w/various offices & additional acreage for expansion. #30184294



Large 6,000 Sq. Ft. Live/Work Opportunity

This 6,390 sq. ft. building was once an OB/GYN clinic that has 10 exam rooms, nice reception area w/stone FP, 4 remodeled baths, 2 kitchen areas and large staff room all on first floor. Second floor offers private 1 BR apt. with full kitchen & bath plus spacious office/work area, family room w/stone FP, 2 additional baths & living spaces. #30198985



Potential C-5 Zoning Property Near Interstate 24 in Lookout Valley

125 Brown's Ferry Rd. is currently zoned R-1 but has preliminary approval for C-5 zoning. 297 ft. of road frontage. This 1.6 acre lot has excellent visibility. Property has 1,768 sq. ft. home which can be used for an office. House has 3 BR, 2 full BA and 2 car garage. Property is 10 min. from downtown Chattanooga. #30200154



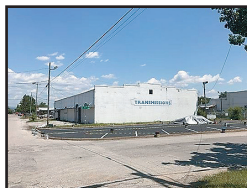
40+ Acre M-1 Cleaned Up Velsicol Site

Two parcels - the largest is 36.59 acres & has a railroad dividing 4.1 acres from it. Two buildings on property. The first building is the former engineering building & has 4,000 sq. ft. of office space, conference area, reception lobby, 2 baths & small kitchen area. The other building was used as a change house for employees. Smaller parcel is 4.4 acres. #30211979



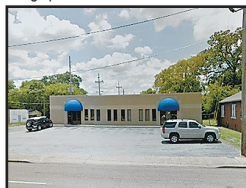
Class A Medical Office Building for Lease on McCallie Ave.

Professional office building is the ultimate all-inclusive property offering both conveniences & the finest amenities. The 3 story building consists of 30,370 sq. ft. of multi-tenant space equipped w/high-end features. Site is easily accessible, adequate parking available. #30289074



9,800 Sq. Ft. Industrial Building off Rossville Blvd.

Located just one block off Rossville Blvd. & within 1 mile to I-24, this 9,800 sq. ft. concrete building is perfectly situated for industrial use. Situated on a level 0.48 acre site, zoned M-1. Open layout & large size allows for manufacturing and/or retail trade. 1,400 sq. ft. of office/retail space, remaining space is open warehouse w/5 roll-up doors. MOTIVATED SELLER! #30081493



Versatile Office Building by Parkridge

Property consists of a 6,000 sq. ft. free-standing office building located on the corner of McCallie Ave. and S. Kelly St., directly across from Parkridge Medical Center. Built in 1987, the brick building has been well-maintained. Excellent visibility with 98 ft. of frontage along McCallie. Building has 1 loading dock w/double doors. #30034216



Industrial Warehouse Near Volkswagen

Large industrial property in the Bonny Oaks Industrial and Office Park at Bonny Oaks Dr. and Jersey Pike, just off Hwy. 153. Level 2.51 acre lot, 28,339 sq. ft. of warehouse space with add'l 13,592 sq. ft. of finished office space. Warehouse includes office/showroom, three 10x12 metal roll-up doors. For Sale or Lease. #30025295



4 Acres with 300+ ft. of I-75 Frontage - Ooltewah Exit 11

Property consists of 2 adjacent parcels that together offer almost 4 acres of level, undeveloped land in one of the most premier locations. Exceptional visibility from both north & south bound travelers on I-75. This exit is just two miles from the Enterprise South Industrial Park, and is easily accessible. #30127293



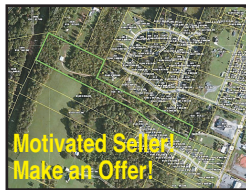
Retail Office Center

This investment property features large commercial strip center located on heavily trafficked Hwy. 30 in Athens, TN with 335 ft. of road frontage. Building has 10 suites of 960 sq. ft., 8 are currently leased. Building size is 9600 sq. ft. All current rents are significantly under priced & have upside potential. #29966844



Chattanooga Skin & Cancer Clinic Building - Business Relocating

Property consists of 9,680 sq. ft. medical/professional Class A office building. Well-lit 1.48 acre lot in the Shallowford One Office Park. This building is an end unit, large paved parking lot. Current layout includes 100 seat waiting area, large reception area, 26 exam rooms, 2 surgical rooms, 4 private offices, kitchen/break room & more. #30169965



Income Producing RV Park Zoned Multi-Family with Sewer

Owner Motivated, Make Offer Prime Multi-family zoned property with city sewer access. This 18+ acre property is currently producing income. Zoning R-2 High Density Residential District. #30279843



Multi-Tenant Office/Warehouse in Hixson

Flexible property that offers great opportunities as either an investment w/stable cash flow or for a future owner to occupy. Building has total of 6,100 sq. ft. of office/warehouse divided into 5 sep. units, all fully occupied by mostly long-term tenants. Abundance of paved & striped parking available. Situated on level 0.56 acre lot at the corner of Hamill Rd. & Crescent Club Dr. #30154195

CALL JOE FOR ANY OF YOUR REAL ESTATE NEEDS.