

INDUSTRIAL SITE AVAILABLE

Property Description:

McKenzie Airport Industrial Park is an 80 acre Select Tennessee certified industrial site located .4 miles from a 4-lane highway.

1030 Rochelle Road - McKenzie Airport Industrial Park, McKenzie, TN 38201.



Monica Heath, Executive Assistant
McKenzie Industrial Development Board
89 Bruce Street
McKenzie, Tennessee 38201
(731) 352-2004
mckenzieindustry@growmckenzie.com
www.growmckenzie.com



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MCKENZIE AIRPORT INDUSTRIAL PARK - McKenzie, Tennessee

LAND INFORMATION

Description:	Industrial
Acres:	80; divisible

SITE DETAILS

Address	1030 Rochelle Road
City:	McKenzie
County:	Carroll
State:	TN
Zip:	38201
Region:	West Tennessee
Acreage:	80
Railroad:	No
Sale Price:	Negotiable
Lease Price:	Negotiable

OTHER

Foreign Trade Zone:	Yes
Opportunity Zone:	No
Ownership:	public
New Market Tax Credit:	Yes
Flood Plain:	Zone X (minimal flood hazard)
Phase I Environmental:	Yes
Brownfield:	No
Soil Boring Report:	No

UTILITY INFORMATION

Natural Gas:	West Tennessee Public Utility District; 6" main
Electric:	Carroll County Electric Department
Water:	City of McKenzie; 10" main
Waste Water:	City of McKenzie; 6" main
Telecom On-Site:	Yes
Telecom Provider:	AT&T

INFRASTRUCTURE

Interstate:	I-40
Distance To Interstate:	20 miles
Highway:	Highway 79
Distance To Highway:	.4 miles
Port:	Port of Cates Landing
Distance To Port:	76 miles
Airport:	Memphis International Airport
Distance To Airport:	129 miles
Latitude:	36.084899
Longitude:	-88.459156

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