



Commercial Real Estate Specialists  
Business Brokerage Professionals

**Presswood & Associates**  
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*Please refer to listing ID: PA361*

## **MOTEL OVERLOOKING LAKE - PROPERTY EXPANDED!**

Independent motel with 10-12 units with onsite living quarters, plus a trailer on almost two acres.

Motel is nestled on top of a knoll with a gorgeous view overlooking a lake off the Tennessee River, part of the Cumberland Mountain Range, fishing areas, ball parks, community park and nature trail - all within minutes of the interstate.

This motel has been in the same family for over thirty years. Current owner is ready to sell now to pursue other building projects.

Owner is asking \$550,000 and will consider financing up to 50%.  
Pictures available by e-mail upon request.

Update: The owner is in the process of purchasing another three+ acres which adjoins this property. If he does not sell the original site advertised (motel and two acres) soon, he is going to market all six acres to hotel developers for \$1.75MM. Accordingly, this is a great time to get in on a really beautiful site with great potential

Update: Owner now seeks strongly to market all six acres and is willing to divide into parcels. Beautiful site for development of franchise motel or condos on six acres overlooking the lake.

Update: Ask for this full report on property expansion developments and beautiful city improvements adjacent to the motel.

Industry: Real Estate

Industry Segment: Other Real Estate

Geography: United States > Tennessee > Southeast

Asking Price: \$550,000

Gross Revenue: \$100,000

Gross Revenue Comments: Absolutely no advertising used

Seller Financing: Owner will finance with only 50% down!

Year Established: 1954

Number of Employees: 1 full time - 1 part time

Reason For Selling: Owner has other interests at this time.

Facilities: Motel could use some cosmetic work.

Market Outlook/Competition: Fantastic location and view! Many new updates with additional property acquired.



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