

213 Broadway
Hartsville, TN 37074

SOLD!

Auction
04/22/2026 1:00 PM

Listed By (Agent):

Hayden White

Phone (Office): 615-444-0909

Phone (Cell): 615-587-1152

Email: jhwhite@realtracs.com

Website: <http://haydenwhiterealtor.com/>



Listed By (Agent):

Pruitt Jones

Phone (Office): 615-444-0909

Phone (Cell): 615-927-1667

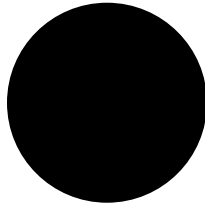
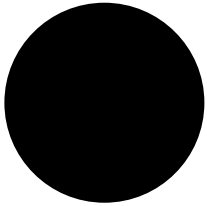
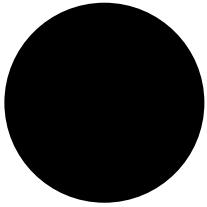
Email: PruittJones@RealTracs.com



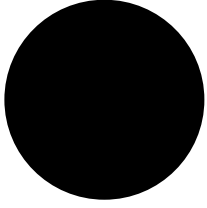
ABSOLUTE AUCTION

WEDNESDAY, APRIL 22, 2026 @ 1:00 PM

213 BROADWAY • HARTSVILLE • TN • 37074



**11,884 SqFt Commercial Complex
Located in the Heart of Hartsville, TN.
Property features four units for a total
of 5,400 SqFt of office or retail space
with an additional
6,484 SqFt of Basement Storage.
Situated on One Acre With a
Large Paved Parking Lot.
Zoned C1
*Estate of Alexander Badru***



Call Pruitt Jones @ 615.927.1667 or Hayden White @ 615.587.1152

For Further Information

FINANCING AVAILABLE THROUGH:

Wilson Bank & Trust - Jackie Gregory - 615-374-2015
 Southern Bank of Tennessee - Matt Pillow - 615-773-0184
 Wellworth Bank - David Penuel - 615-444-4166
 or contact lender of your choice to prequalify prior to sale.

SALE TERMS: CASH AT CLOSING ON OR BEFORE 30 DAYS FROM AUCTION DATE

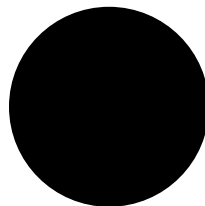
SALE DATE TERMS: Pay 20% non-refundable deposit and sign purchase contract. Balance due upon delivery of deed.

TITLE: Seller will furnish warranty deed; prorate 2026 property taxes; give possession with deed.

LEAD BASED PAINT/MOLD DISCLOSURE: Houses built prior to 1978 may contain lead based paint and/or mold. Prospective buyers may have house checked prior to sale date. Buyer to sign inspection waivers sale date.

BUYERS ARE ENCOURAGED TO MAKE ANY AND ALL INSPECTIONS AND DUE DILIGENCE PRIOR TO SALE DATE. SELLING "AS IS". ALL ANNOUNCEMENTS MADE DAY OF SALE TAKE PRECEDENCE OVER PREVIOUS ADVERTISING, ALL INFORMATION DEEMED RELIABLE BUT NOT GUARANTEED.

Jay White, Principal Auctioneer - License #2309



Contact **Agee & Johnson** Today!

| | |
|----------------------------|------------------|
| Auction Date | 2026-04-22 |
| Buyer's Agent Comp. | Call for Details |
| Address Street | 213 Broadway |
| Address City | Hartsville |
| Address State | TN |
| Address Zipcode | 37074 |

| | |
|---------------------------|--|
| County | Trousdale |
| Property Type | Commercial |
| Auction Highlights | 11,884 SqFt Commercial Complex Located in the Heart of Hartsville, TN. Property features four units for a total of 5,400 SqFt of office or retail space with an additional 6,484 SqFt of Basement Storage. Situated on One Acre With a Large Paved Parking Lot. Zoned C1 |
| Auction Time Start | 1:00 PM |
| Auction Type | absolute |
| Is Home | no |

