

6601-6603 Old Nashville Hwy
Murfreesboro, TN 37129

SOLD!

Auction
06/07/2025 10:00am



Listed By (Agent):

Pruitt Jones

Phone (Office): 615-444-0909

Phone (Cell): 615-927-1667

Email: PruittJones@RealTracs.com



ABSOLUTE AUCTION

SATURDAY JUNE 7, 2025 @ 10:00AM

Located 6601-6603 Old Nashville Hwy • Murfreesboro

DIRECTIONS:

From Historic Murfreesboro Square take West Main Street westbound, turn right onto NW Broad Street, .7 mile, turn left on Medical Center Pkwy. then right onto W College Street, 5.3 miles, property on left. Watch for signs!!!

BRICK DUPLEX

HANDYMAN SPECIAL

**2 BEDROOM • 1 BATH • EACH SIDE
REMODEL READY**

GREAT INVESTMENT OPPORTUNITY

**BRICK DUPLEX • HANDYMAN SPECIAL
2 BEDROOM • 1 BATH EACH SIDE**



Handyman Special!

2,178 sq ft (per tax record) One Story Brick Duplex

Sitting on Large 217' x 108' Irregular Lot

Each Unit Features 2 Bedrooms and 1 Bathroom

Kitchen / Dining Combo and Large Living Room

Property is Centrally Located Just Minutes from Middle Tennessee State University

Along with all the Amenities Murfreesboro and Smyrna Have to Offer

Large Level Lot 108' x 217'

**ATTENTION INVESTORS - FLIPPERS - SPECULATORS
YOU DON'T WANT TO MISS THIS AUCTION**

**Call Pruitt Jones at 615.444.0909 or 615.927.1667
For Further Information**

**ABSOLUTE
AUCTION** **Saturday
June 7, 2025
10:00 AM**

**Call Pruitt Jones 615-444-0909 or 615.927.1667
For Further Information**

FINANCING: Available through Wilson Bank & Trust - Gentry Wheat 615-904-6302; 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 2025 property taxes; give possession with deed.

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.



Contact **Agee & Johnson** Today!

Auction Date	2025-06-07
Buyer's Agent Comp.	Call for Details
Address Street	6601-6603 Old Nashville Hwy
Address City	Murfreesboro
Address State	TN
Address Zipcode	37129
County	Rutherford
Property Type	Residential
Property Status	Listed / Active
Auction Highlights	Absolute Auction Saturday June 7 @ 10am Brick Duplex • 2 Bed 1 Bath each Side Handyman Special!
Auction Time Start	10:00am
Auction Type	absolute

Is Home	yes
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ABSOLUTE AUCTION Saturday June 7, 2025 10:00 AM

6601-6603 OLD NASHVILLE HWY, MURFREESBORO, TN 37139

BRICK DUPLEX • HANDYMAN SPECIAL 2 BEDROOM • 1 BATH EACH SIDE

3,278 sq ft (per tax record) One Story Brick Duplex on Large 277' x 106' Irr. Lot. Each Unit Features 2 Bedrooms and 1 Bathroom with Kitchen / Dining Combo and Large Living Room. Property is Centrally Located Just Minutes from Middle Tennessee State University along with all the Amenities Murfreesboro and Surrounding Areas Have to Offer.

Larger Level Lot 106' x 277'

ATTENTION INVESTORS • FLIPPERS • SPECULATORS YOU DON'T WANT TO MISS THIS AUCTION

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AGEE & JOHNSON REALTY AND AUCTION, INC. 615.444.0909

www.AgeeAndJohnson.com



Local & Nearby Area Resources / Businesses

-  **Restaurants:** 20+
-  **Health / Medical:** 20+
-  **Shopping:** 20+

-  **Grocery:** 20+
-  **Attractions / Things to Do:** 20+

Local area results found within 20mi - powered by Yelp.com

Area Restaurants 20+

#	Name	Type	Distance	Phone	Rating
1	Subway	Sandwiches	0.93 mi	(615) 396-8816	7 Review(s) 2.7
2	The Veggie Table	Pop-Up Restaurants	1.18 mi	(615) 524-2018	0 N/A
3	Trinidad Island Grill	Trinidadian	1.18 mi	(615) 556-1627	6 Review(s) 4.3
4	The Table Of Cuba	Cuban	1.18 mi		9 Review(s) 3.1
5	Food Coma	Food Trucks	1.18 mi	(916) 547-9844	0 N/A
6	Motor City Eats 615	Food Trucks	1.18 mi	(313) 701-2329	6 Review(s) 1.3
7	Hootie's Bait & Tackle	Food Delivery Services	1.18 mi	(615) 867-2337	0 N/A
8	MrBeast Burger	Food Delivery Services	1.18 mi	(877) 232-7898	5 Review(s) 2.0
9	Thrilled Cheese	Food Delivery Services	1.18 mi	(888) 375-1736	0 N/A
10	Pasqually's Pizza & Wings	Food Delivery Services	1.18 mi	(615) 907-6446	0 N/A
11	Bento Sushi	Sushi Bars	1.25 mi		0 N/A
12	Land & Skies Bbq	Food Trucks	1.69 mi	(661) 212-2813	0 N/A
13	Taco Station	Tacos	2.46 mi	(615) 462-6728	36 Review(s) 4.5
14	Smokin'eds Bbq Market	Barbeque	2.59 mi	(615) 893-2668	0 N/A
15	Chappy's Bar and Grill	American	2.7 mi	(615) 355-0088	13 Review(s) 3.4
16	Lenny's Bellshire Pizza	Pizza	2.79 mi	(615) 865-8396	0 N/A

17	Hicklen Larry W	Fast Food	2.83 mi	(615) 893-3470	0 N/A
18	Subway	Sandwiches	2.83 mi	(615) 895-1509	4 Review(s) 2.0
19	French Dips And Subs	Sandwiches	3.06 mi	(615) 624-4491	2 Review(s) 4.5
20	Zaxbys	Salad	3.13 mi	(615) 410-3515	28 Review(s) 2.3

Area Grocery 20+

#	Name	Type	Distance	Phone	Rating
1	Florence Station	Grocery	0.79 mi	(615) 893-7526	0 N/A
2	Dollar General	Grocery	0.83 mi	(615) 410-9515	1 Review(s) 1.0
3	Dollar General	Grocery	2.83 mi	(615) 617-5628	0 N/A
4	Dollar General	Grocery	2.87 mi	(615) 624-9075	2 Review(s) 2.5
5	Blackman Grocery	Grocery	3.03 mi	(615) 890-6223	0 N/A
6	Walmart Neighborhood Market	Grocery	3.15 mi	(615) 546-6978	16 Review(s) 2.9
7	Trading Post Market	Grocery	3.26 mi	(615) 355-1690	1 Review(s) 5.0
8	NW Broad Shell	Grocery	3.27 mi	(615) 893-9009	1 Review(s) 5.0
9	Dollar General	Grocery	3.43 mi	(615) 956-0468	0 N/A
10	Publix Super Markets	Grocery	3.81 mi	(615) 223-9264	29 Review(s) 3.9
11	Dollar General	Grocery	3.85 mi	(615) 930-0405	0 N/A
12	Dollar General	Grocery	3.87 mi	(615) 625-2625	2 Review(s) 3.0
13	Kroger	Grocery	4.14 mi	(615) 890-9873	10 Review(s) 2.6
14	Food Lion	Grocery	4.16 mi	(615) 220-0872	8 Review(s) 4.1
15	Trader Joe's	Beer, Wine & Spirits	4.21 mi	(629) 260-7432	2 Review(s) 5.0
16	Publix Super Market - Westlawn	Grocery	4.28 mi	(615) 995-7914	2 Review(s) 3.0
17	Food Lion	Grocery	4.29 mi	(615) 459-0795	1 Review(s) 5.0
18	Walmart Supercenter	Grocery	4.3 mi	(615) 355-1029	19 Review(s) 1.9
19	Lance	Grocery	4.35 mi	(615) 220-9923	0 N/A
20	ALDI	Grocery	4.54 mi	(855) 955-2534	15 Review(s) 3.9

Area Health / Medical 20+

#	Name	Type	Distance	Phone	Rating
1	JourneyPure - Tennessee Alcohol & Drug Rehab	Rehabilitation Center	0.77 mi	(888) 736-0198	11 Review(s) 2.5
2	Accident and Wellness Care Center	Chiropractors	1 mi	(615) 867-3288	3 Review(s) 3.7
3	Victor Poletajev, DC	Chiropractors	1.01 mi	(615) 867-3288	0 N/A
4	The Center for Professional Excellence	Rehabilitation Center	1.04 mi	(844) 259-9926	0 N/A
5	AP Mobile Massages	Massage Therapy	1.18 mi	(931) 320-9277	0 N/A
6	Hope	Psychologists	1.18 mi	(856) 690-8878	0 N/A
7	Neo Genesis Doula	Doulas	1.18 mi	(615) 556-6703	1 Review(s) 5.0
8	Believe2bfit with Heydi	Trainers	1.18 mi	(615) 554-9360	1 Review(s) 5.0
9	Justin May - USHEALTH Group	Health Insurance Offices	1.18 mi	(931) 952-8293	0 N/A
10	Miranda Willis	Counseling & Mental Health	1.18 mi	(615) 857-4018	0 N/A
11	Aspen Dental	General Dentistry	1.18 mi	(251) 861-1762	0 N/A
12	Veterans Support Base	Veterans Organizations	1.18 mi	(615) 728-9075	0 N/A
13	Thrive Therapy Solutions	Counseling & Mental Health	1.18 mi	(615) 854-8406	0 N/A
14	Hola Health Agency	Health Coach	1.18 mi	(865) 323-3733	0 N/A
15	Hope Seay Counseling	Counseling & Mental Health	1.18 mi	(615) 987-0684	0 N/A
16	Cindy Hadfield Mobile Massage	Massage Therapy	1.18 mi	(408) 420-0502	12 Review(s) 5.0
17	A Wellness Journey	Massage Therapy	1.18 mi	(615) 890-9945	0 N/A
18	Get Help Detox	Rehabilitation Center	1.18 mi	(615) 549-7438	0 N/A
19	Hypnosis For Health	Hypnosis/Hypnotherapy	1.18 mi	(615) 900-0285	0 N/A
20	Alex and Avery's Reliable Ride	Medical Transportation	1.18 mi	(615) 578-8769	0 N/A

Area Attractions / Things to Do 20+

#	Name	Type	Distance	Phone	Rating
1	GymCore	Gymnastics	1.18 mi	(615) 795-7607	0 N/A
2	Believe2bfit with Heydi	Trainers	1.18 mi	(615) 554-9360	1 Review(s) 5.0
3	N Zone Sports	Soccer	1.18 mi	(615) 240-2937	0 N/A
4	KristoferDancer	Dance Studios	1.18 mi	(203) 913-2862	0 N/A
5	Brian Carper	Fishing	1.18 mi	(615) 801-2408	4 Review(s) 4.8
6	Smith's Martial Arts	Martial Arts	1.18 mi	(615) 848-4278	0 N/A
7	Natasha Miles	Trainers	1.18 mi	(615) 427-3635	0 N/A
8	3rd World Adventures	Travel Agents	1.18 mi	(615) 809-6665	0 N/A

9	Murfreesboro Greenway System	Hiking	1.18 mi	(615) 890-5333	0 N/A
10	Murfreesboro Greenway-Thompson Lane Trailhead	Parks	1.18 mi	(615) 890-5333	5 Review(s) 5.0
11	Anywhere Laser Tag	Laser Tag	1.18 mi	(615) 905-6103	0 N/A
12	Marc Christian Basketball Skills Academy	Amateur Sports Teams	1.35 mi	(615) 378-5940	1 Review(s) 5.0
13	Grand Slam USA	Recreation Centers	1.65 mi	(615) 459-3060	1 Review(s) 4.0
14	Hooptown	Gyms	1.65 mi	(615) 459-7676	1 Review(s) 5.0
15	Greenville Turf & Tractor	Golf	1.83 mi	(615) 220-0403	0 N/A
16	Flex Gym	Gyms	1.98 mi	(615) 462-6593	5 Review(s) 2.8
17	Murfreesboro Fencing Club	Fencing Clubs	2.06 mi	(346) 971-1080	0 N/A
18	Elite Energy Gymnastics & Cheer	Gymnastics	2.83 mi	(615) 890-6611	0 N/A
19	4.0 Movement Studios	Dance Studios	2.88 mi	(615) 900-0805	0 N/A
20	Stones River National Battlefield Park	Landmarks & Historical Buildings	2.94 mi	(615) 893-9501	61 Review(s) 4.5

Area Shopping 20+

#	Name	Type	Distance	Phone	Rating
1	Stitch-itembroidery	Embroidery & Crochet	0.62 mi	(615) 618-1763	0 N/A
2	Dollar General	Grocery	0.83 mi	(615) 410-9515	1 Review(s) 1.0
3	Two Men and a Truck	Movers	0.86 mi	(615) 434-4244	7 Review(s) 1.9
4	Heartland Sheds	Sheds & Outdoor Storage	0.99 mi	(615) 907-5081	0 N/A
5	Music Time Out	Musical Instruments & Teachers	1.18 mi		5 Review(s) 5.0
6	Alan's Custom Renovations	Carpenters	1.18 mi	(931) 398-4871	1 Review(s) 1.0
7	Art Wire Music	Jewelry	1.18 mi	(615) 995-9925	0 N/A
8	Layne's Piano Studio	Piano Services	1.18 mi	(615) 554-2346	0 N/A
9	Mayflower Steel Buildings - Standfast Steel Building	General Contractors	1.18 mi	(877) 363-5726	2 Review(s) 1.0
10	Cook with Grace	Cooking Classes	1.18 mi	(615) 572-4771	2 Review(s) 5.0
11	On The Spot Auction	Estate Liquidation	1.18 mi	(615) 691-1089	0 N/A
12	Nourish + Grow Wellness	Health Coach	1.18 mi		0 N/A
13	Budget Blinds of Winchester	Shutters	1.18 mi	(866) 840-8486	0 N/A
14	BriCreations, LLC	Arts & Crafts	1.22 mi	(615) 436-2465	0 N/A
15	Studio Z Unique Photography Inc	Photographers	1.56 mi	(615) 890-4131	0 N/A
16	Waddell Battery Co	Battery Stores	1.62 mi	(615) 223-1000	0 N/A
17	Extra Space Storage	Self Storage	1.63 mi	(615) 234-0245	0 N/A
18	Master Appliance	Appliances	1.72 mi	(615) 459-7007	2 Review(s) 5.0
19	Corder's Community Pharmacy	Drugstores	1.87 mi	(615) 267-0148	0 N/A
20	Southern Luxury Construction	Landscape Architects or Designers	1.95 mi	(615) 499-3703	0 N/A