



Memphis-Shelby County Schools Real Estate

QUARTERLY UPDATE

September 1, 2025





Memphis-Shelby County Schools Vacant Facilities

Board Dist.	Vacant Facilities (vacant date)	Address	Year Built	Acres	Vacant Since	Capacity	Square Feet	Most Recent Appraised Value	Last Appraisal Date	District Consideration	Update 9/1/2025
1	Carnes Elementary	943 JW Williams	1951	4.0	2017	700	74,450	\$ 550,000	12/7/2022	Accepting offers	None
7	Charjean Elementary	2140 Charjean	1950	13.6	2020	480	44,855	\$ 650,000	3/24/2021	Accepting offers	None
3	Corning Elementary	1662 Dabbs	1968	10.0	2018	400	47,149	\$ 600,000	11/7/2022	Accepting offers	None
1	Florida-Kansas Elementary	90 W Olive Ave	1999	8.4	2024	900	81,974	\$1,650,000	7/15/2024	Accepting offers	-One tour conducted
5	Gray's Creek Admin.	2800 Gray's Creek	2001 / 2012	42.9	2024	500	228,993	\$8,300,000	7/24/2025	Recommend Sell	-Board approved sale in June; due diligence period
7	Hamilton Elementary	1378 Ethlyn Ave	1964	4.7	2019	800	80,800	\$ 650,000	10/27/2020	Accepting offers	-One request for donation -one tour with no offer
1	Humes Middle	659 Manassas	1925	8.1	2024	1200	131,301	\$1,420,000	7/25/2024	Accepting offers	-Two offers under review; to be heard in Sept
7	Magnolia Elementary	2061 Livewell	1950	6.0	2020	800	68,163	\$1,225,000	6/3/2020	Accepting offers	-One request for donation
6	Raineswood Residential	3232 E. Raines	1965	8.1	2023	16	40,270	\$ 290,000	1/9/2025	Accepting offers	-One tour conducted
2	Shannon Elementary	2248 Shannon	1959	3.7	2021	600	54,522	\$ 650,000	2/1/2023	Accepting offers	None



Memphis-Shelby County Schools Vacant Land

Board Dist.	Vacant Land Location	Address	Acreage	Most Recent Appraised Value	Last Appraisal Date	District Consideration	Annual Grounds Maintenance Cost	Update 9/1/25
6	Vacant Land - former Graves ES	3398 Graves	11.0	\$ 190,000	4/19/2022	Accepting offers	\$ 20,795.50	-Sale approved by Board in July; in due diligence
6	Vacant Land - former Raineshaven ES	430 Ivan Rd	15.2	\$ 105,000	9/20/2020	Accepting offers	\$ 28,735.60	-Sale approved by Board in June; awaiting purchaser signature on PSA
5	Vacant Land - Pisgah Area	0 Macon Rd	0.3	\$ 26,800	1/30/2021	Accepting offers	\$ 472.63	-One interested party
6	Vacant Land - Gemstone PD Area	0 Weaver	18.2	\$ 115,000	11/25/2020	Accepting offers	\$ 34,369.29	-No offer
6	Vacant Land - former South Side HS	1880 Prospect	9.9	\$ 150,000	4/24/2023	Accepting offers	\$ 18,640.33	-No offer
6	Vacant Land - former Manor Lake ES	4900 Horn Lake	12.2	\$ 180,000	9/19/2023	Accepting offers	\$ 22,969.58	No update
6	Vacant Land - former White's Chapel ES	3966 Sewanee Rd	14.8	\$ 40,100	1/31/2024	Accepting offers	\$ 27,922.69	No update
3	Vacant Land - near Frayser Blvd and New Allen	Corner Lot	11.8	\$ 80,000	1/26/2023	Accepting offers	\$ 22,213.38	No update
7	Vacant Land - near Hickory Ridge Elementary	0 Hickory Hill	24.4	\$ 2,686,900	1/31/2024	Accepting offers	\$ -	No update
7	Vacant Land - former Bishop Otey Church	3246 E. Raines	1.9	\$ 47,500	9/1/2024	Accepting offers	\$ 3,588.17	No update
6	Vacant Land - former Kansas Career & Technology Center	80 W Olive Ave	6.0	\$ 150,000	9/1/2024	Accepting offers	\$ 11,343.00	No update
6	Vacant Land - former Lincoln Elementary	1566 Orleans	2.6	\$ 65,000	9/1/2024	Accepting offers	\$ 4,915.30	No update
6	Vacant Land - former Longview Middle	1895 S. Orleans	5.5	\$ 137,500	9/1/2024	Accepting offers	\$ 10,397.75	No update
6	Vacant Land - former Orleans Elementary (10 parcels)	1400 McMillian	2.3	\$ 30,000	1/30/2021	Accepting offers	\$ 4,348.15	No update
6	Vacant Land - former Walker Elementary	322 King Rd	5.5	\$ 79,100	1/30/2021	Accepting offers	\$ 10,397.75	No update
7	Vacant Land - near Winchester and Lake Park	0 Winchester	0.8	\$ 9,500	1/30/2021	Accepting offers	\$ 1,550.21	No update
2	Vacant Land - North Area Office (behind)	0 National	6.7	\$ 102,700	1/30/2021	Accepting offers	\$ 12,609.64	No update





Memphis-Shelby County Schools Occupied / Other Facilities

Board Dist.	Occupied Facilities	Address	Year Built	Acres	Occupant	Capacity	Square Feet	Most Recent Appraised Value	Last Appraisal Date	District Consideration	9/1/25 Update
3	Denver Elementary	1940 Frayser Blvd	1957	22.6	ASD since 2015-16; now TN Charter Cornerstone Prep	750	84,660	\$ 1,600,000	11/13/2023	Negotiate Lease / Sale	-Board approved sale in July; due diligence period
2	Lester School	320 Carpenter	1955	4.9	Cornerstone Prep	960	110,482	\$ 2,500,000	9/19/2023	Negotiate Lease / Sale	-Board approved sale March and amendment in July; due diligence period
1	Northwest Prep	1266 Poplar Ave.	1928	14.9	Leased Memphis Academy of Science and Engineering	900	137,324	\$ 4,000,000	12/18/2024	Negotiate Lease / Sale	-Evaluating offer; lease approved in July
6	Riverview Elementary	260 Joubert	1967	4.8	Leased Vision Prep	620	67,691	\$ 1,600,000	5/11/2023	Negotiate Lease / Sale	-Board approved sale in June; due diligence period
9	Wooddale Middle	3467 Castleman	1970	14.8	ASD since 2015-16; IOTA Community Schools	1350	184,760	\$ 3,180,000	12/11/2024	Negotiate Lease / Sale	-Board approved sale in June; due diligence period
2	Former Bayer Building	3030 Jackson Avenue	1975	19.7	MSCS Departments	1500	778,200	\$ 7,950,000	3/28/2025	Negotiate Lease / Sale	-One offer to be heard Sept. Board Meetings
3	Coleman Elementary	3210 Raleigh Millington Rd	1910	14.3	Leased Journey Community Schools	540	70,823	\$ 950,000	11/13/2023	Negotiate Lease / Sale	-Lease approved by Board in June
3	Westside Middle	3389 Dawn Dr.	1960	16.7	Leased Frayser Community Schools	675	126,882	\$ 1,500,000	1/9/2023	Negotiate Lease / Sale	-Board approved sale in July; awaiting purchaser signature

