

DOWNTOWN RESTAURANT SPACE

71 Wilson Avenue
Johnson City, TN 37604

Location

Intersection of Wilson Avenue and Commerce Street
in Downtown Johnson City

Available for Lease

Suite 1: 9,605 SF restaurant space
\$19.50/SF/year NNN

Highlights

Adjacent to Founders Park & Johnson City Farmers' Market

Ample seating for more than 220

Bar, large kitchen and two walk-in coolers

Parking lot with 20 spaces

On-street parking and public parking lots nearby

13' ceiling with exposed beams

Wet sprinkler system

7 roll-up doors on the exterior

Traffic Counts

W State of Franklin Rd: 14,870 (2022)

Demographics

(2025 Est.)	3 mile	5 mile	10 mile
Population	53,941	81,332	162,759
Median HH Income	\$50,067	\$53,443	\$60,668
Median Age	35.2	37.7	41.6

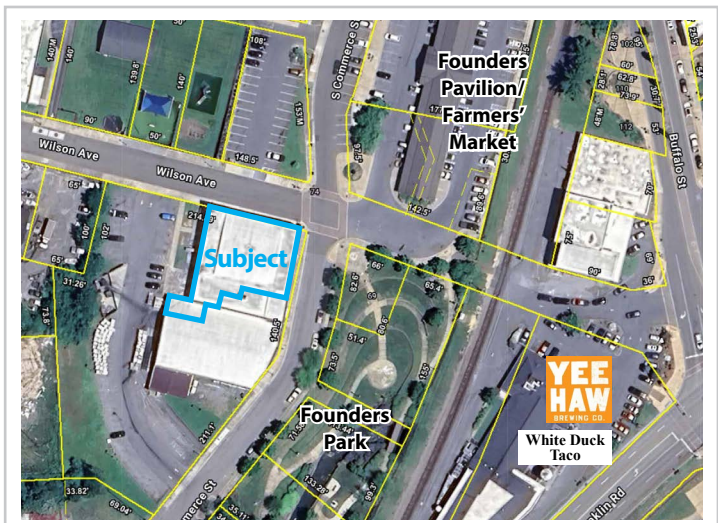
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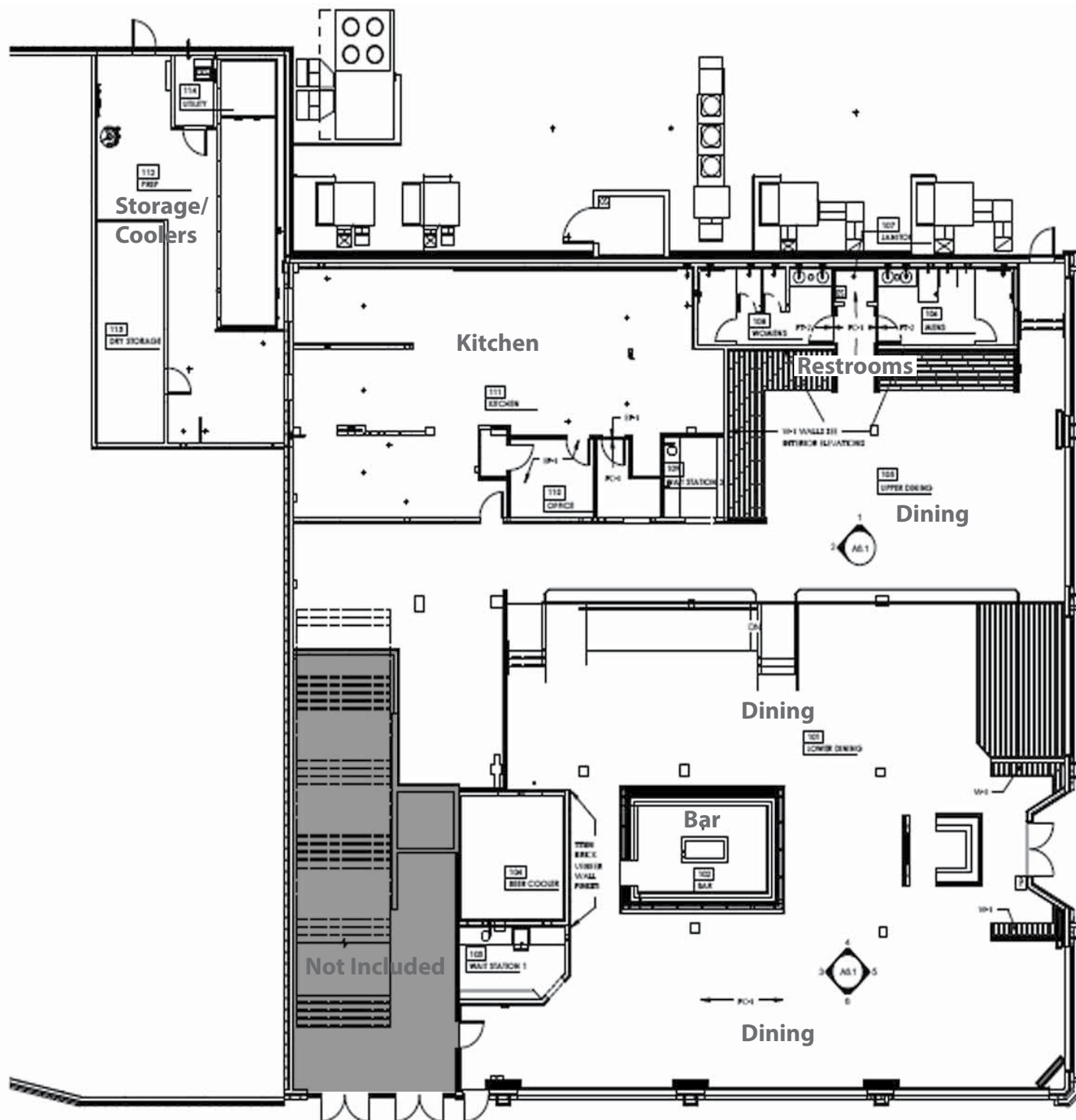
Shannon K. Castillo

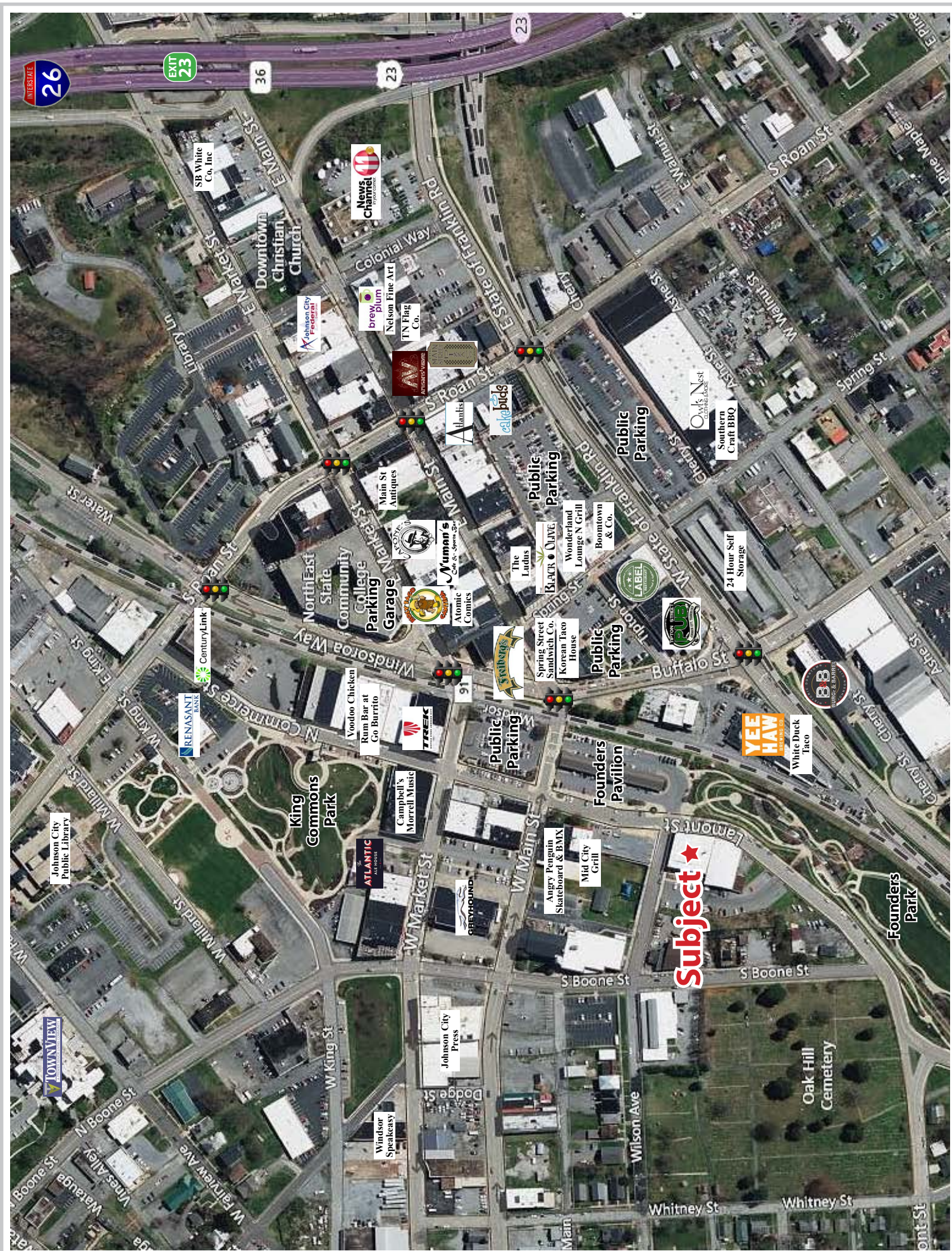
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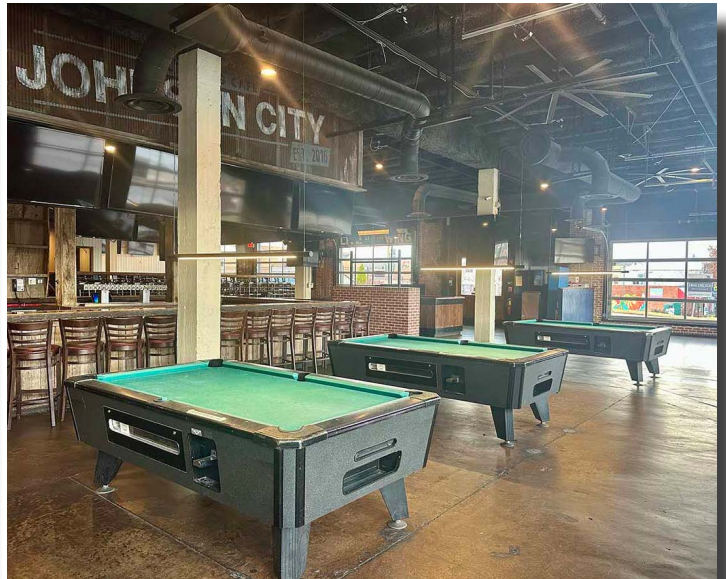
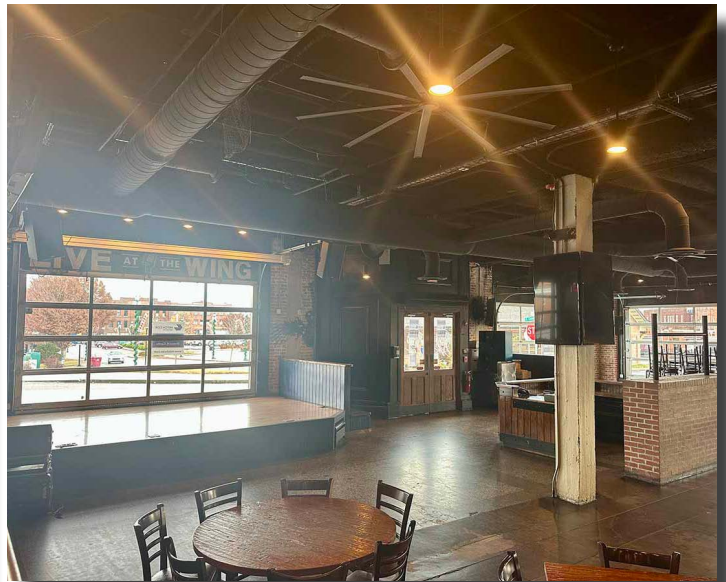
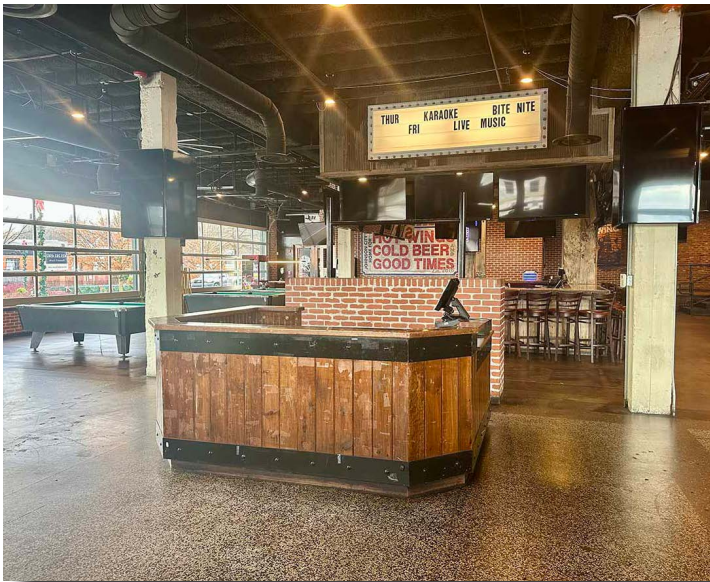
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