

## REDEVELOPMENT QSR OPPORTUNITY IN MOUNTAIN CITY

Price: \$750,000

144 Forge Creek Rd | Mountain City, TN 37683



**SVN | Second Story Real Estate Management**

**Hunter Myers**

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**John Markley**

Office: (423)-682-8241

Cell: (423)-243-6348

[john.markley@svn.com](mailto:john.markley@svn.com)



# RETAILER MAP



+/-11,000 VPD



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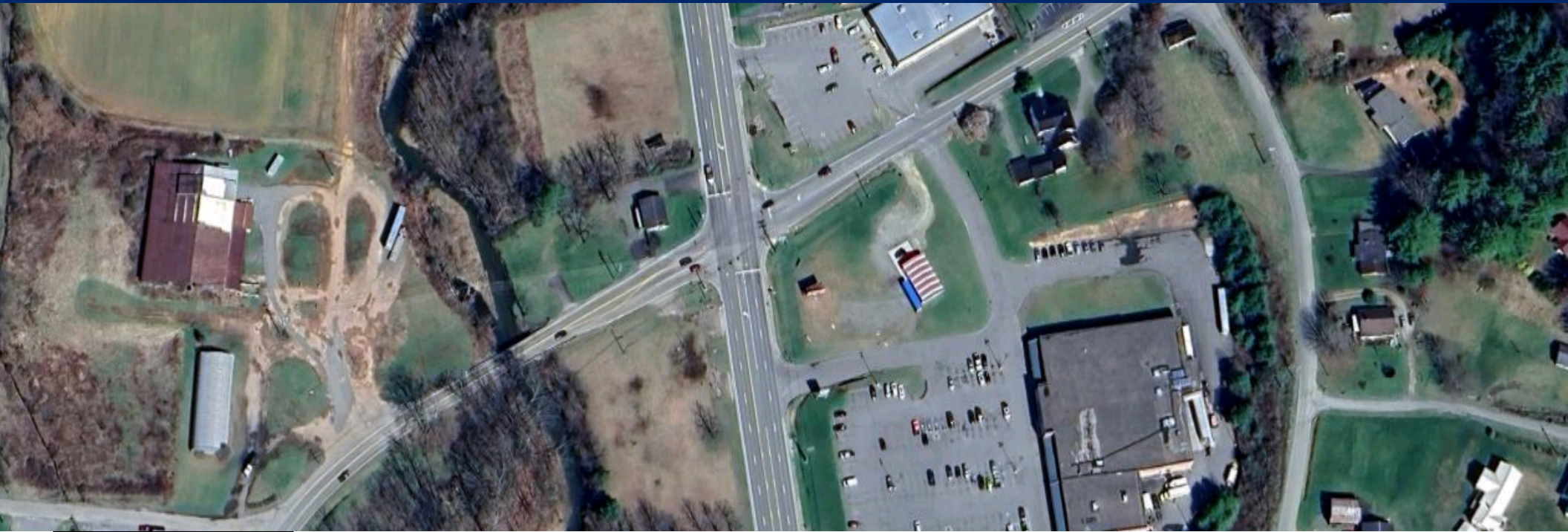
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## DEMOGRAPHICS

Population	3 Miles	5 Miles	10 Miles
2024 Population	4,561	8,988	19,379
2029 Projected Population	4,870	9,572	20,519
Median Age	48	47.9	47.7
Households	3 Miles	5 Miles	10 Miles
2024 Households	2,021	3,826	7,956
2029 Projected Households	2,161	4,084	8,452
Average Household Income 2024	\$51,294	\$55,988	\$57,546



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## ABOUT THE BROKERS



**Hunter Myers**  
Director of Retail

📞 678.787.5019

✉️ [hunter.myers@svn.com](mailto:hunter.myers@svn.com)

🌐 [secondstoryproperties](https://secondstoryproperties.com)

Hunter's expertise includes investment sales and leasing shopping centers. He has worked with many sellers and landlords throughout the southeast in selling or leasing over one million total square feet. He won the CoStar Power Broker award each year from 2020 to 2022 in the retail sector. In 2023, Hunter won SVN's prestigious President's Circle award by being ranked as one of the top fifteen SVN advisors out of over 2,000 nationwide. In 2024, he was also awarded CREXi's Platinum Broker award. Hunter maintains strong tenant relationships representing several national tenants throughout Georgia and Tennessee. Hunter's knowledge of leasing as well as capital markets make him a true asset for a shopping center owner.



**John Markley**  
Associate Advisor

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John is a commercial real estate advisor with over eight years of experience in sales, marketing, and recruiting. Specializing in retail and medical office sales and leasing, John brings a dynamic skill set to every transaction. Prior to joining SVN, he demonstrated his entrepreneurial spirit by successfully running a startup marketing and media company for three years. His experience also includes working with various private equity clients seeking multi-tenant retail and medical acquisitions. With strong communication, prospecting, and marketing abilities, John is a trusted partner for owners and investors looking to maximize the value of their real estate investments.