

CHERRY STREET COMMONS

113 Cherry Street
Johnson City, TN 37604

Location

Intersection of W State of Franklin Road and S Roan Street in downtown Johnson City

Available for Lease

Suite 10: 12,436 SF warehouse/flex/retail space
Divisible to 9,654 SF
\$9/SF/year NNN

Highlights

Space can be divided
Roll-up door can be added at landlord's expense
Approx. 0.5 miles from I-26, exit 23
Approx. 1 mile from East Tennessee State University
Located at a busy, lighted intersection
Large public parking lot directly in front of site
Walking distance to downtown restaurants and shops

Traffic Counts

W State of Franklin Rd: 11,349 (2020)

Demographics

(2022 Est.)	3 mile	5 mile	10 mile
Population	50,831	78,161	156,973
Median HH Income	\$40,975	\$45,827	\$52,318
Median Age	36.6	39.1	42.2

Contact

Shannon K. Castillo

Broker

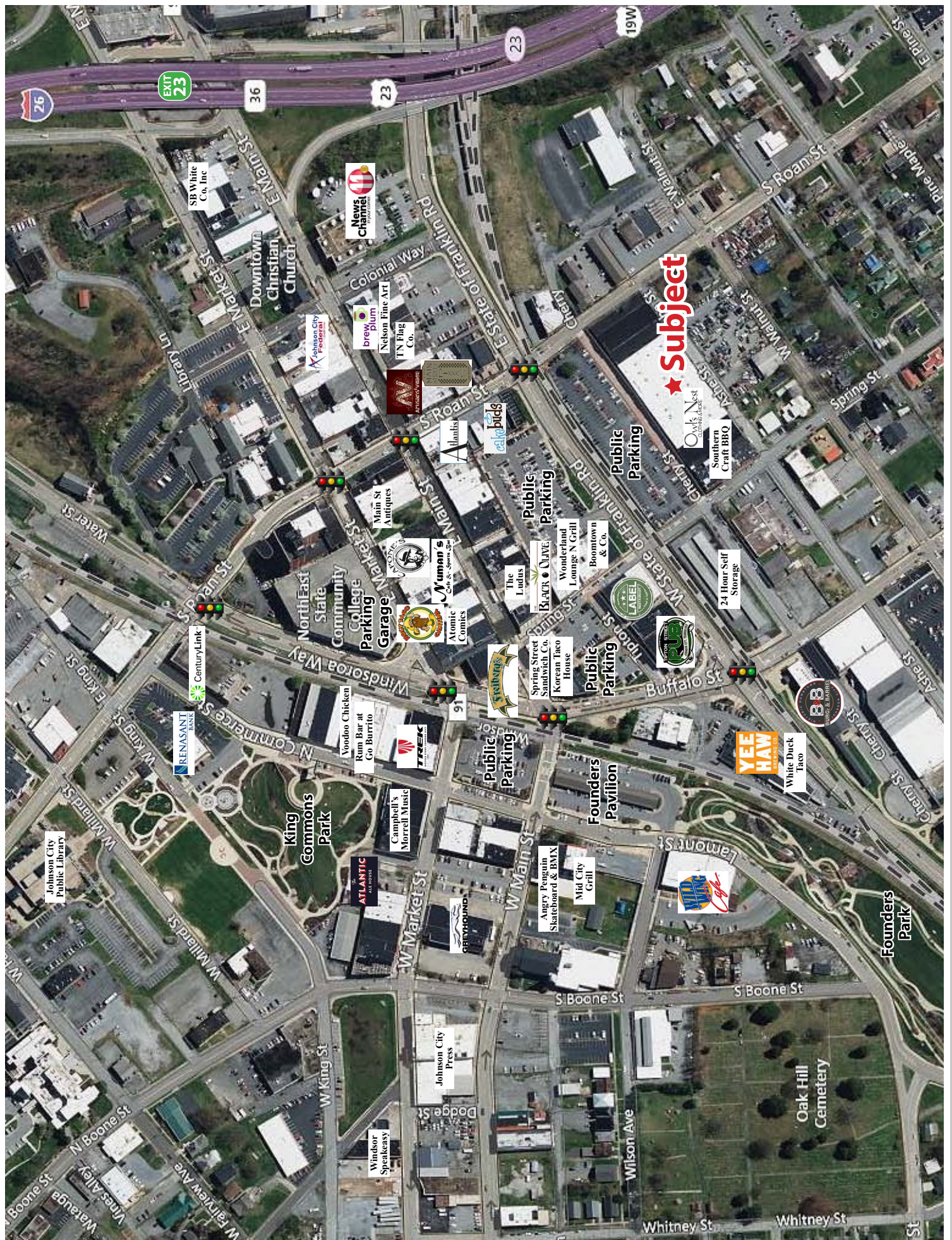
shannon@mitchcox.com

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Owner/Agent



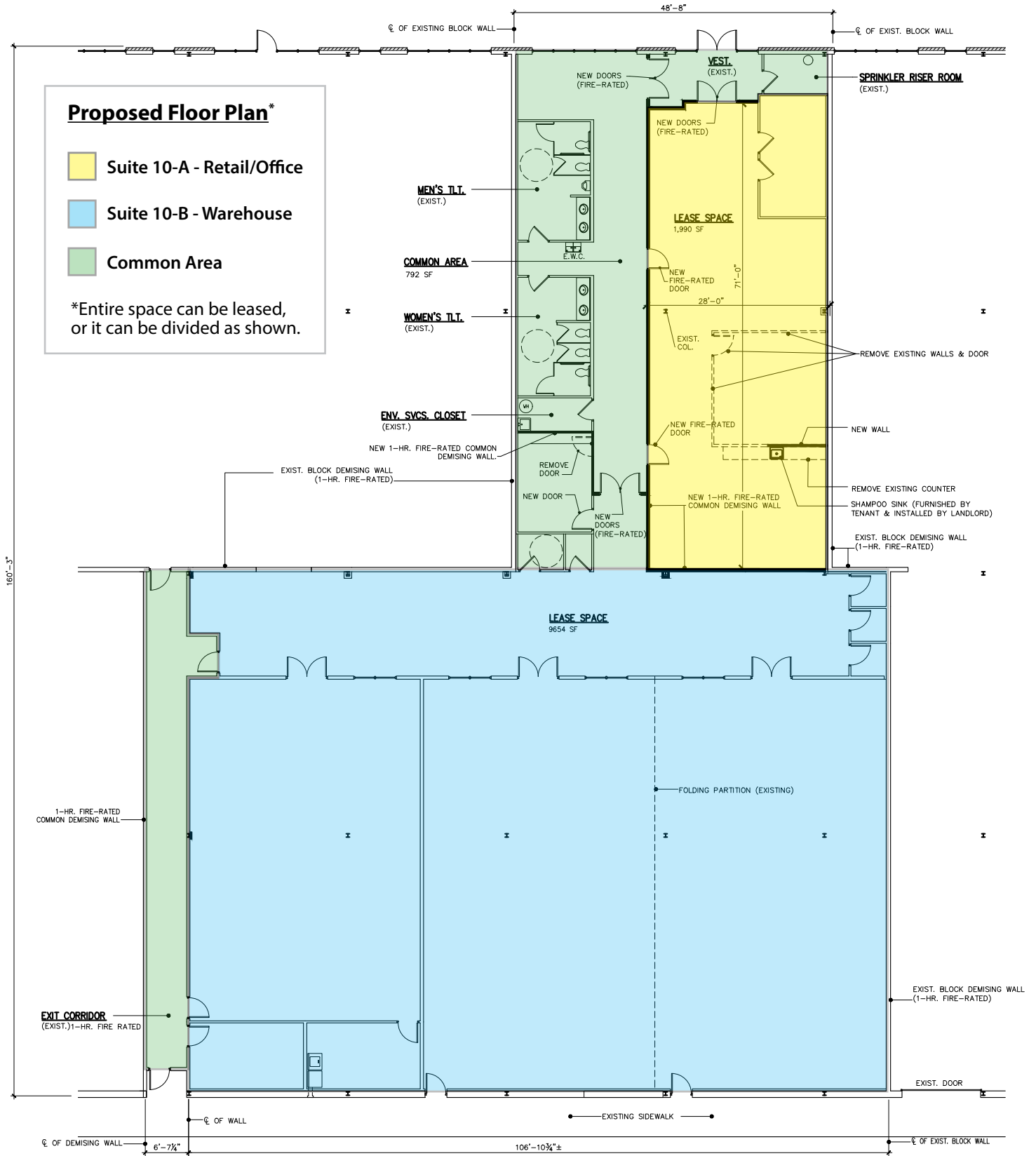


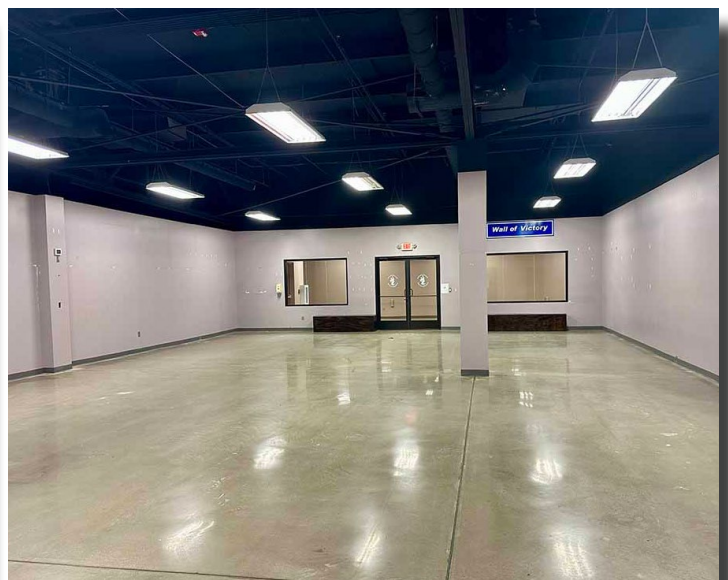
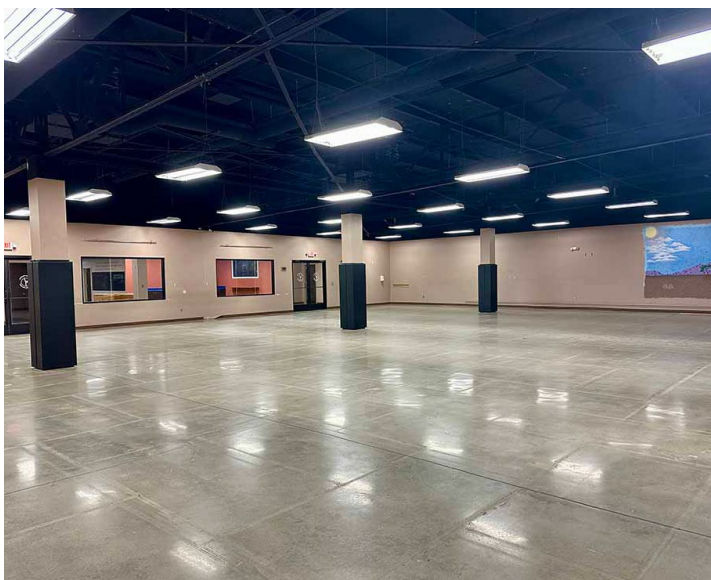
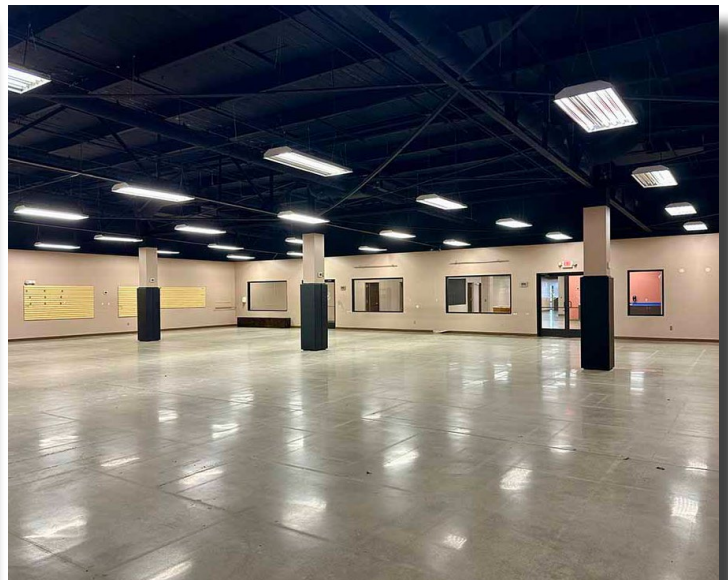
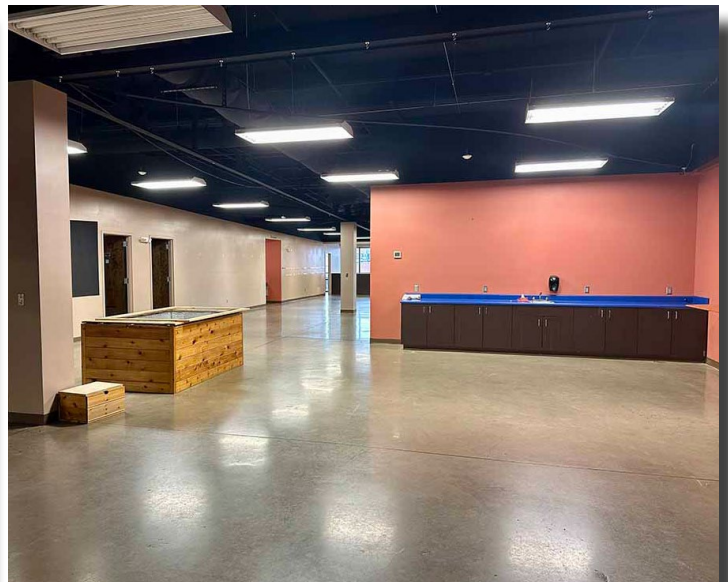
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Proposed Floor Plan *

- Suite 10-A - Retail/Office
- Suite 10-B - Warehouse
- Common Area

*Entire space can be leased, or it can be divided as shown.





MITCH COX
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