

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

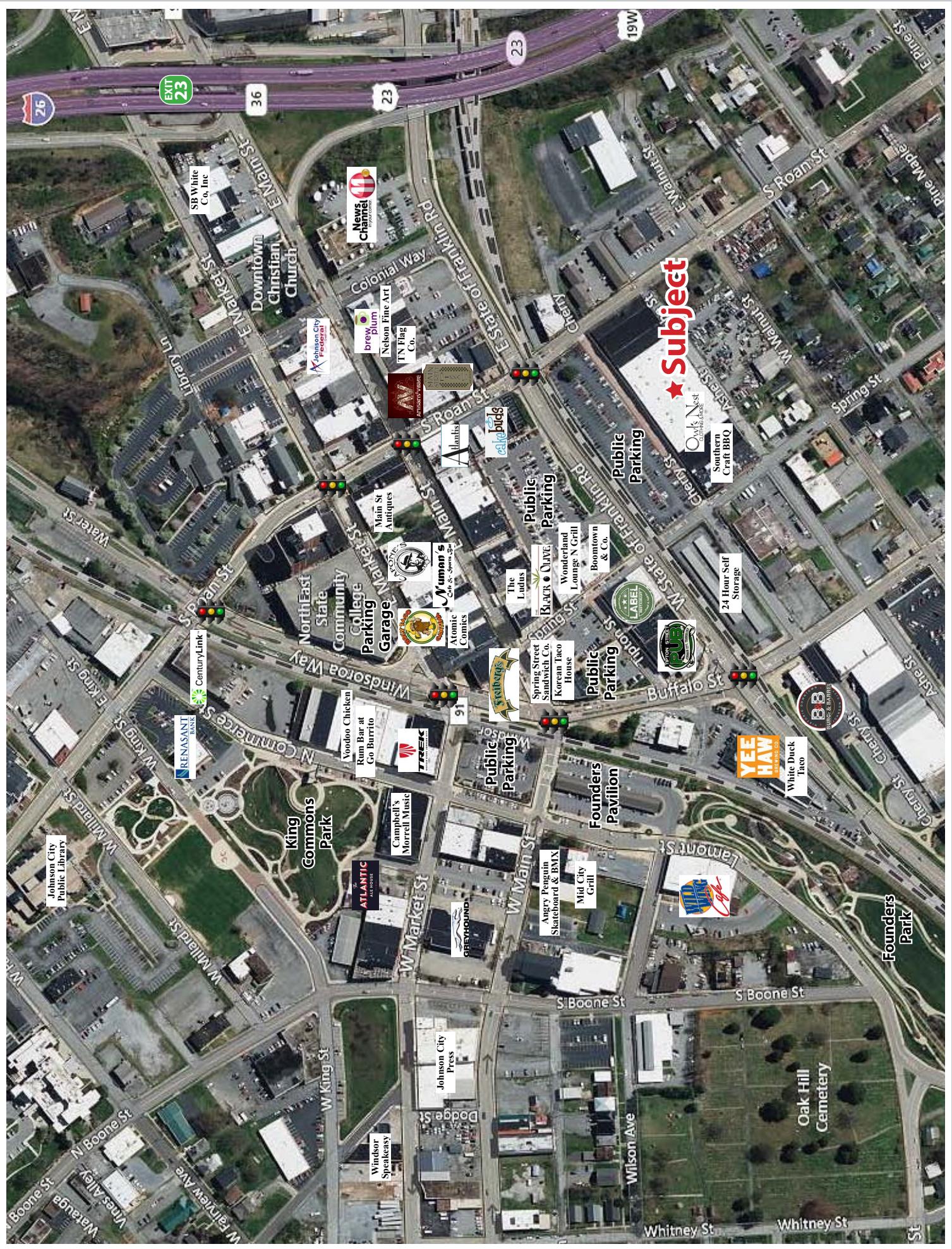
Contact

Shannon K. Castillo

Broker
shannon@mitchcox.com

Office: 423-282-6582 | Fax: 423-282-5903
www.mitchcox.com
Owner/Agent



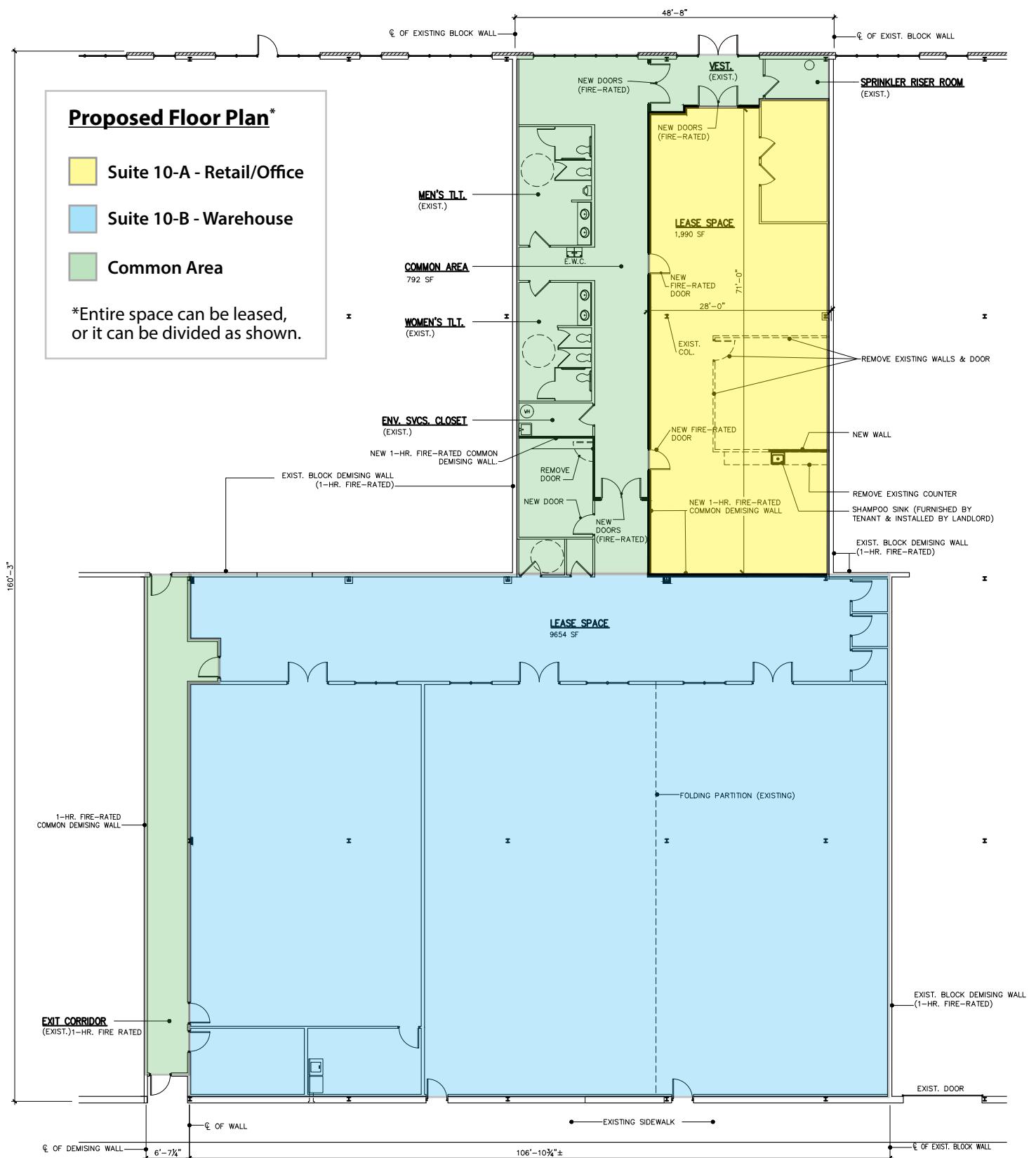


CHERRY STREET

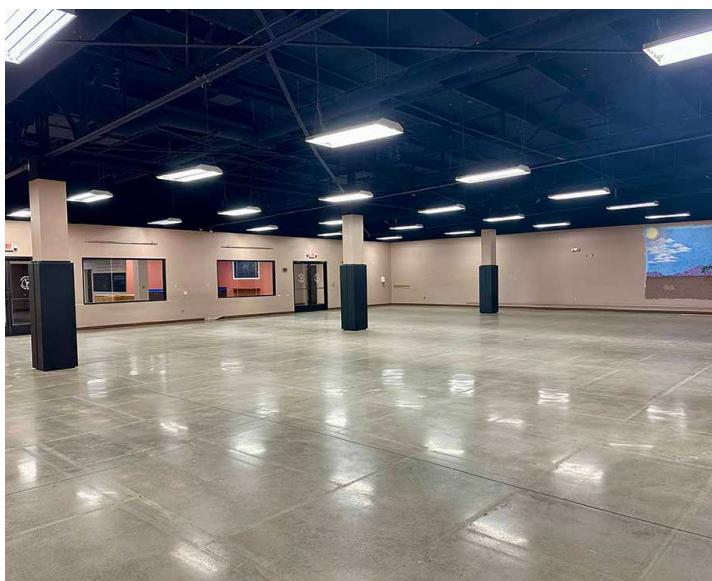
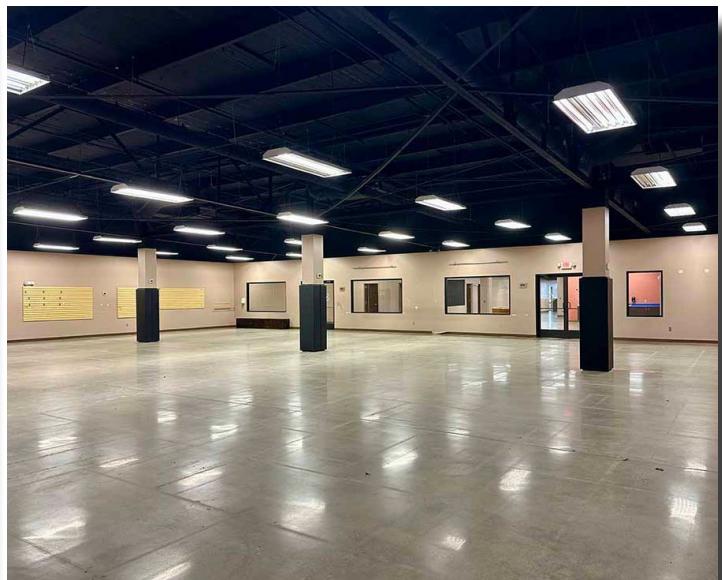
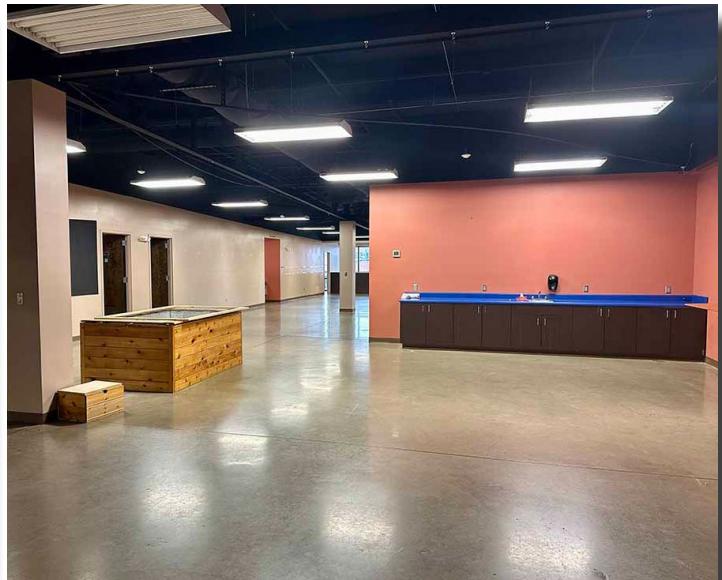
Proposed Floor Plan*

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

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



ASHE STREET



MITCH COX
REALTOR, INC.

2304 Silverdale Drive, Suite 200, Johnson City, TN 37601
423-282-6582 (o) 423-282-5903 (f) www.mitchcox.com