

# REDEVELOPMENT SITE OR TURN-KEY SHOP/GARAGE OPPORTUNITY

208 Second St, Bristol, TN 37620

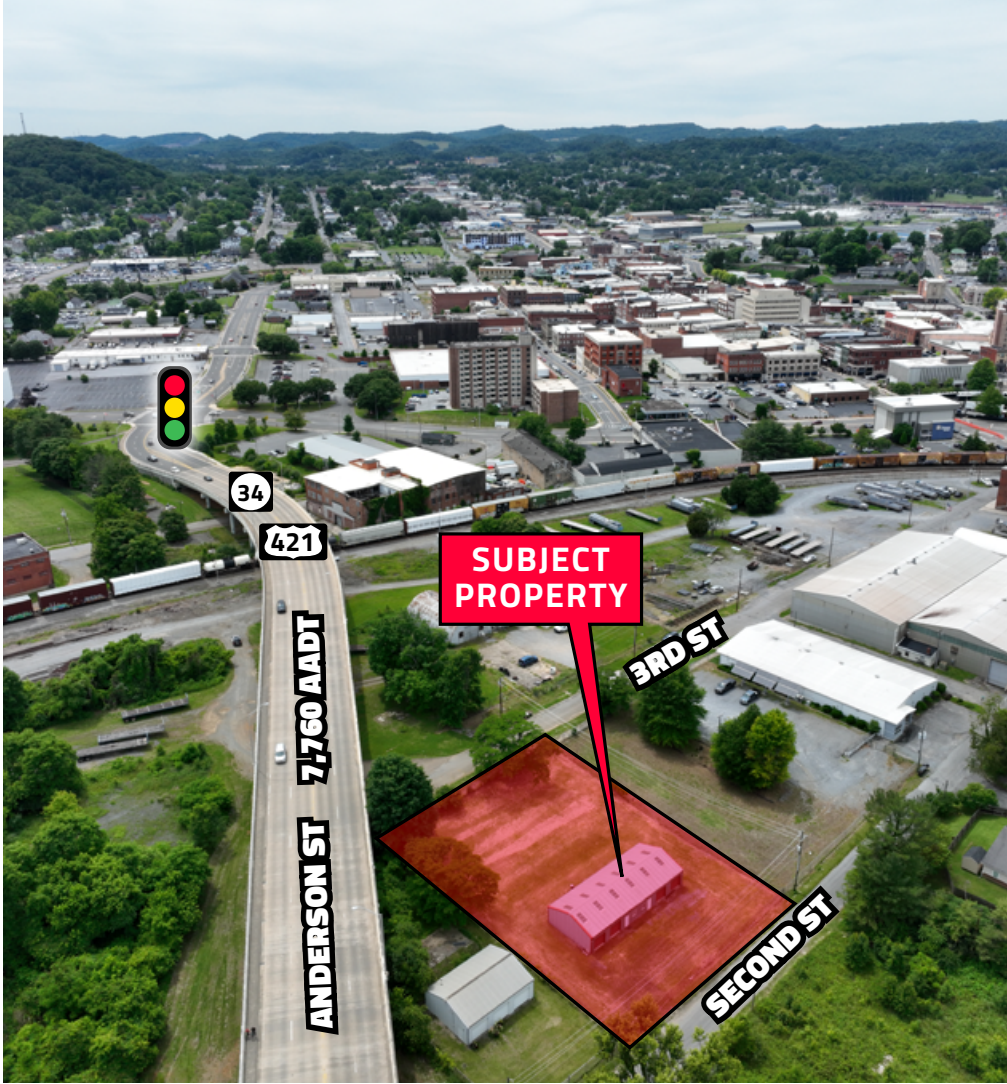


## KEY HIGHLIGHTS

- Flexible real estate that can be re-purposed by a large number of businesses: Hardware, Auto, Daycare, Storage, Multifamily, etc.
- Minutes from downtown & access from Second Street and potential access from 3rd Street
- 2,200 SF Building Zoned fully commercial built in 1998
- Full gated/fenced lot for storage and security
- Plenty of room for expansion or extra storage buildings

# \$299,000

DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
2023 Estimated Population	19,200	53,200	68,900
2023 Estimated Employees	15,100	43,900	57,000
Median Age	38	43	44
Median Household Income	\$36,700	\$50,000	\$50,600



## CONTACT

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# MIDRANGE AERIAL





# CLOSEUP AERIAL



SUBJECTRUNNER.com  
Google Earth