

N JOHNSON CITY OFFICE BLDG B

801 Sunset Drive, Building B
Johnson City, TN 37604

Location

Located in Sunset Professional Park in the heart of Johnson City

Available for Sale

Approx. 15,440 SF office building
\$2,161,600

Highlights

Part of the Sunset Professional Park Condo Association -
Can be used for medical or professional offices

Ample parking

Zoned MS-1

Main Level (Approx. 11,320 SF)

Lobby/waiting area
Reception area with 3 sliding-glass windows
19 private offices, 11 semi-private offices & 2 cubicle areas
Large board room and 4 small conference rooms
Break room
Work room for printer/copier, supplies, storage, etc.
4 restrooms

Lower Level (Approx. 3,120 SF)

6 private offices & 10 semi-private offices
File room, server room & mechanical/electrical room
2 restrooms

Upper Level (Approx. 1,000 SF)

Open work area and storage

Demographics

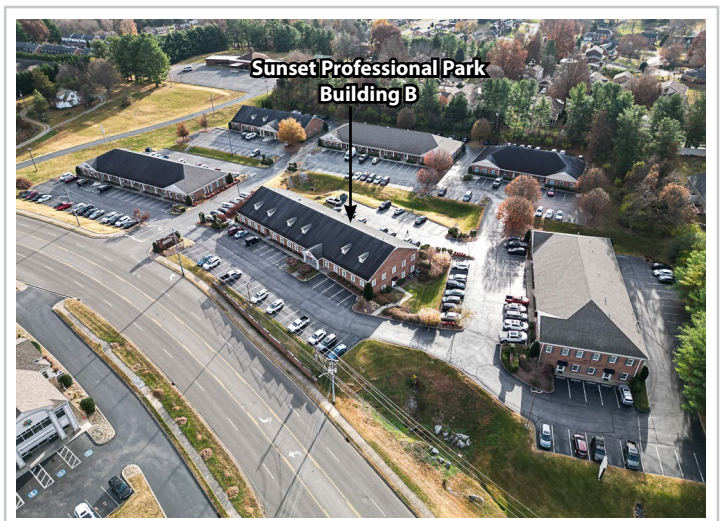
(2024 Est.)	3 mile	5 mile	10 mile
Population	50,015	84,172	165,974
Median HH Income	\$55,042	\$58,117	\$63,749
Median Age	36.1	38.0	41.6

Contact

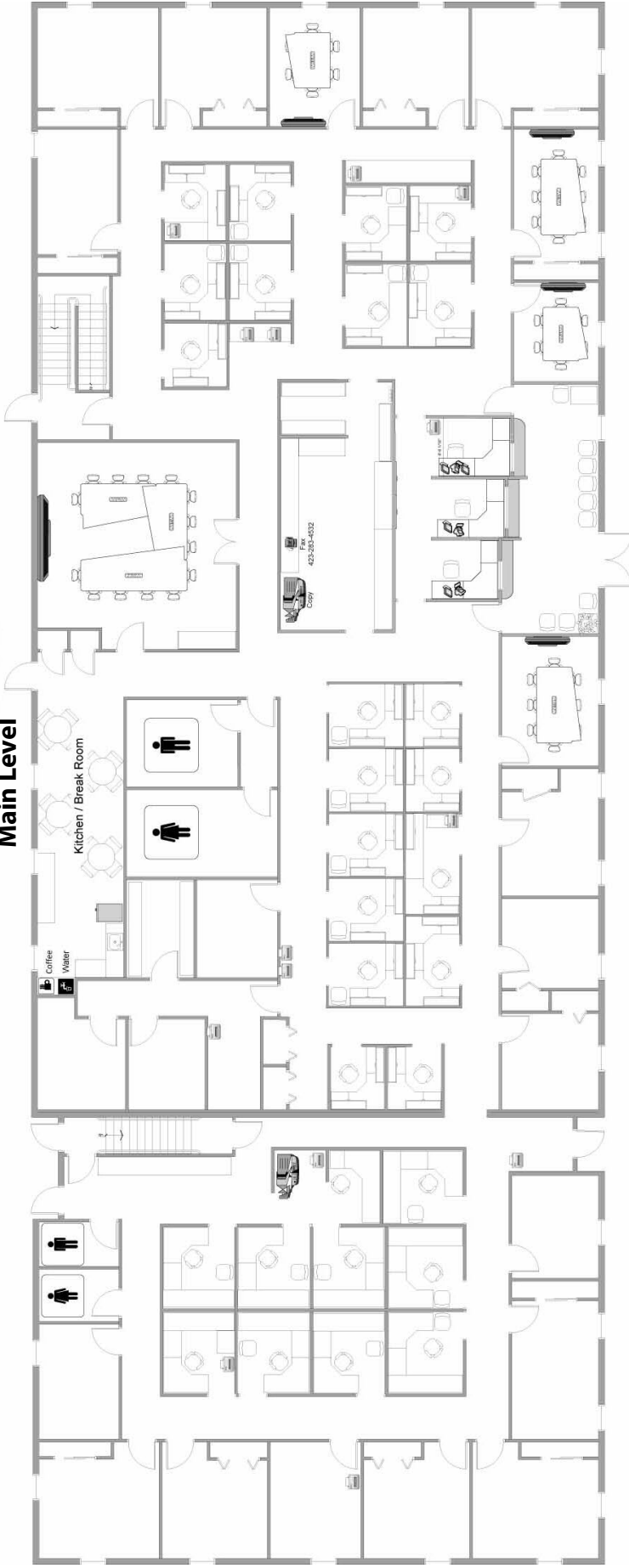
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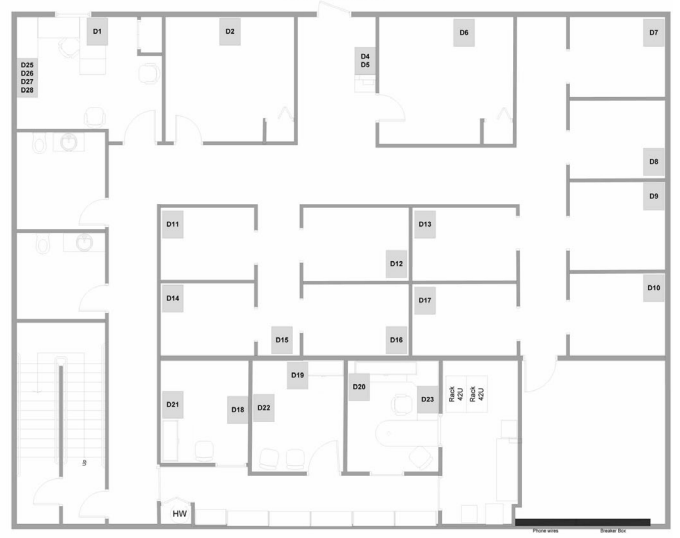
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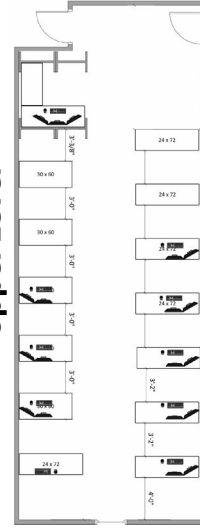
Main Level



Lower Level



Upper Level



Subject

State of Franklin
HEALTHCARE ASSOCIATES
Comprehensive Breast Center



TRI-COUNTY MEDICAL
OSTOMY SUPPLIES, INC.
Cranberries
Geppis and
Whitcomb

Earl's Barber Shop
Berninalin Stitches
Grassy Valley Homes
RearView Rentals
Best Uniform Center

Car Crazy
Car Wash

Shell
DUNKIN' DONUTS

McHoweys

Sunset Dr

Knob Creek Rd





MITCH COX
REALTOR, INC.

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