

# Appalachian Way – For Lease

4105 & 4123 Appalachian Way, Knoxville, TN 37918



Two spaces coming available within a five-building industrial complex. 4105 Appalachian Way is a 25,600-square-foot free span single tenant building that includes ~3,000 square feet of office space and is fully sprinklered. It features four dock doors and two drive-in doors, with ceiling heights of 18 feet at the eaves and 26 feet in the center. This building also includes direct signage visible from I-640 (~80,000 VPD).

4123 Appalachian Way is directly across the parking lot. It is a 10,000-square-foot free span warehouse that is fully climate-controlled. This second space is equipped with two dock doors and one drive-in door. There is approximately 2,000 square feet of fenced outside storage located adjacent to the drive-in access. This space has ~1,100 square feet of office space.

Both spaces are coming available July 1, 2026. The current tenant has ~60 employees which will allow for medium intensive parking requirements. Please call or text Blaine Harrison at (865) 356-5657 for showings or rental rate information.



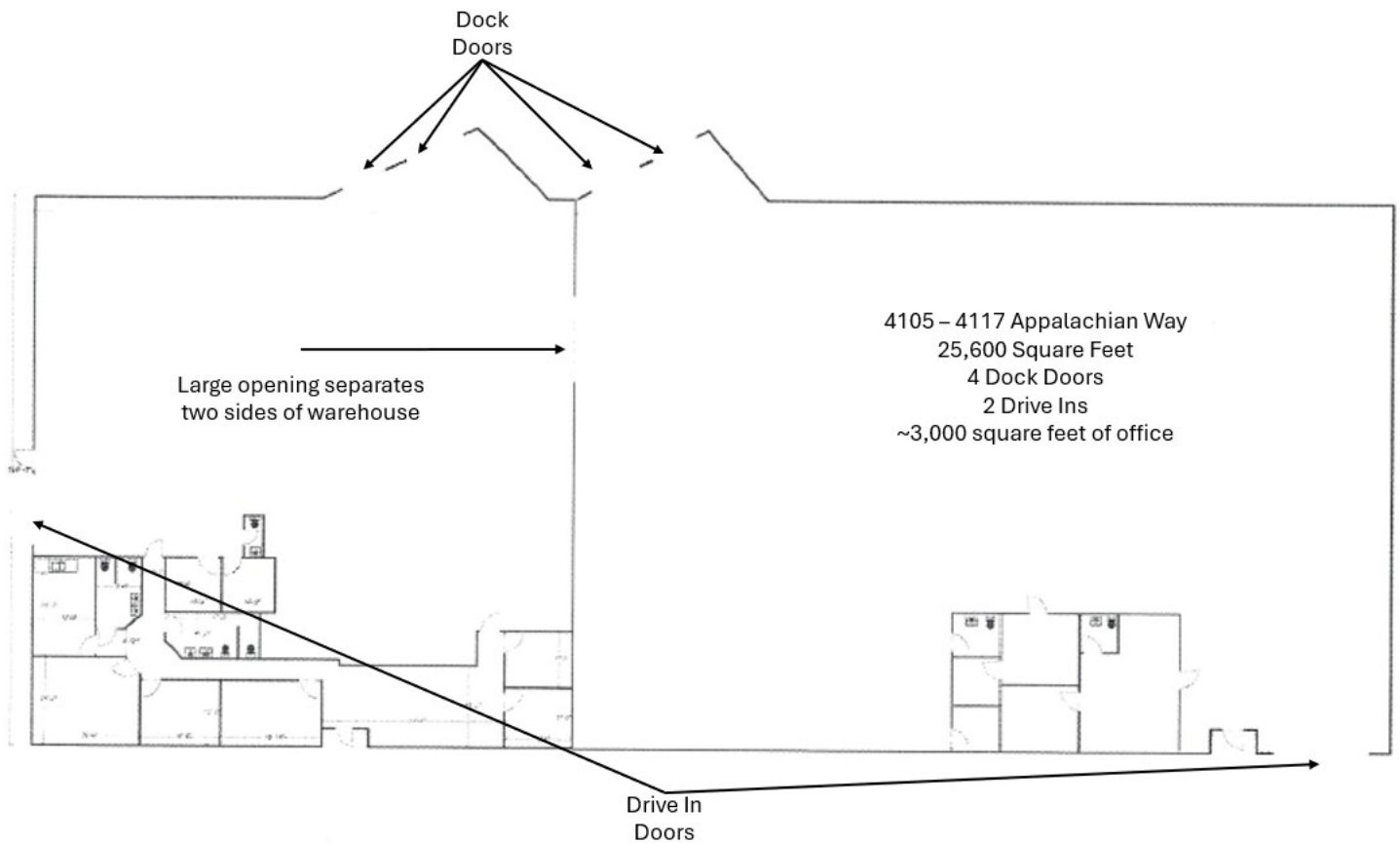
Blaine Harrison [blaine@harrisonbend.com](mailto:blaine@harrisonbend.com) (865) 356-5657 | Paul Harrison [paul@harrisonbend.com](mailto:paul@harrisonbend.com) (865) 691-8870 ext. 1

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## 4105 Appalachian Way Floorplan

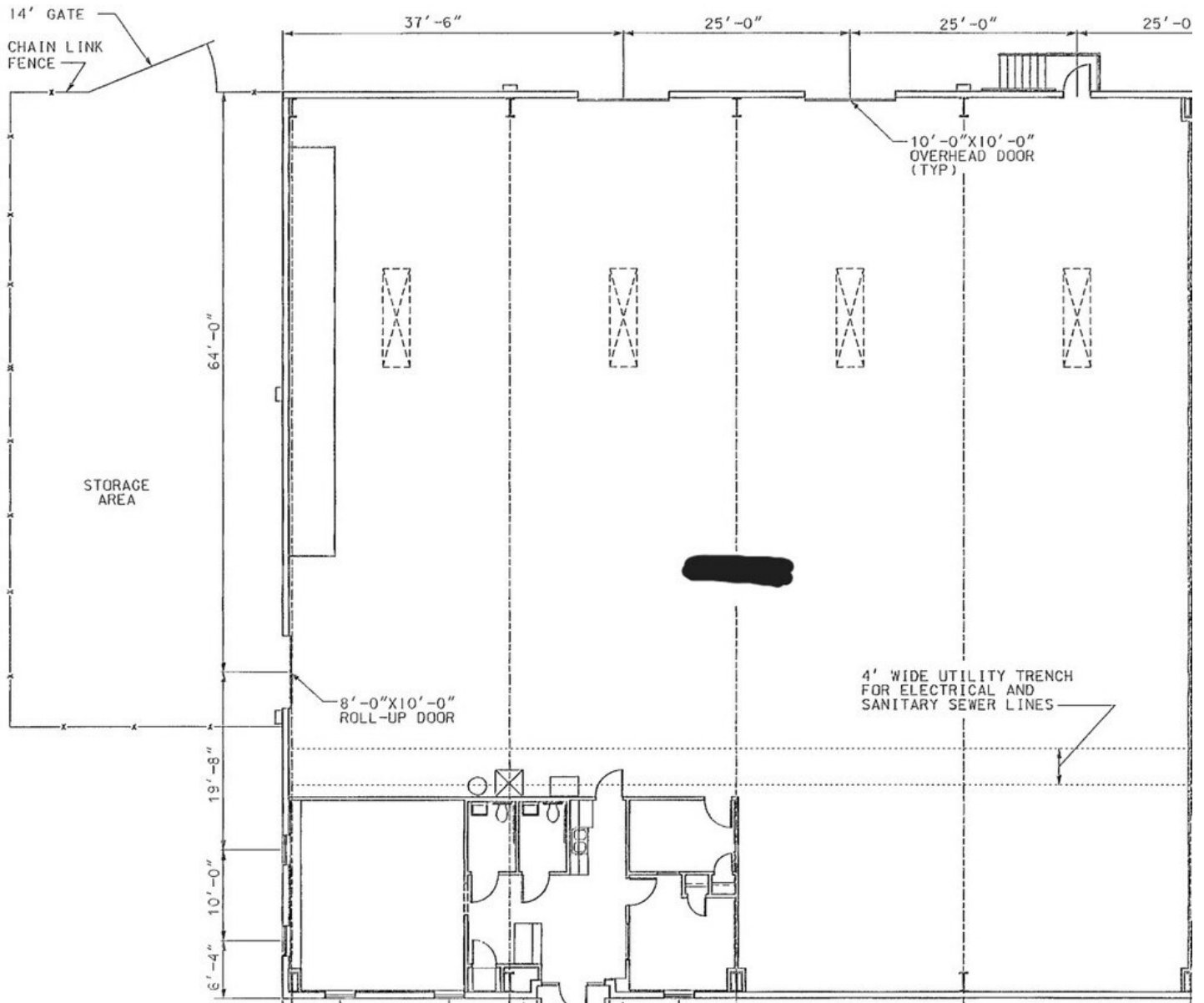


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## 4123 Appalachian Way Floorplan

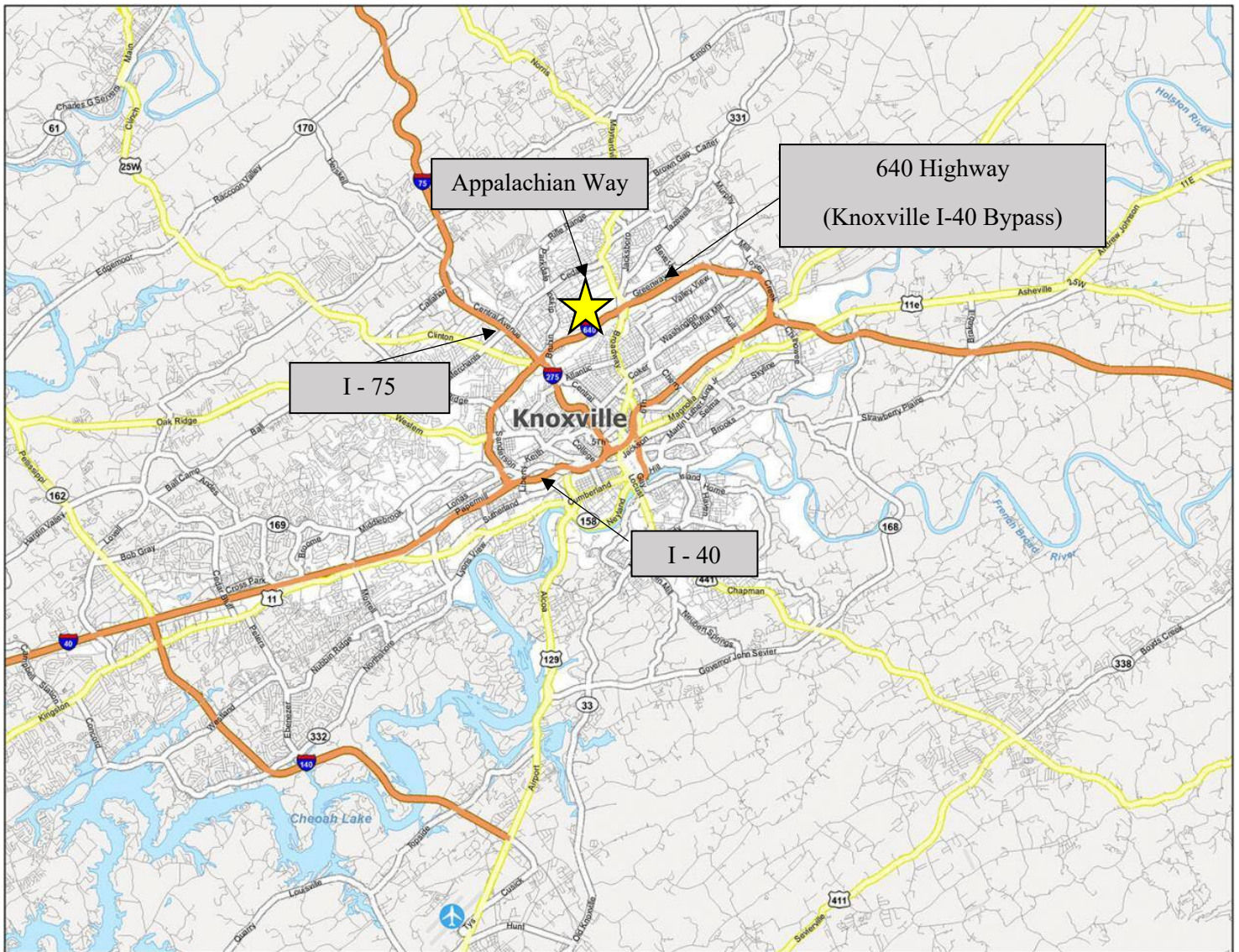


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Map



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4105 Appalachian Way Exterior



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4123 Appalachian Way Exterior



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