

# OAKLAND AVE OFFICE SUITES

2909 East Oakland Avenue  
Johnson City, TN 37601

## Location

Near the intersection of Bristol Hwy on E Oakland Ave

## Available for Lease

Suite 1: 105 SF - \$500/month gross  
Suite 2: 105 SF - \$500/month gross  
Suite 3: 105 SF - \$500/month gross  
Suite 4: 105 SF - \$500/month gross  
Suite 5: 105 SF - \$500/month gross  
Suite 6: 98 SF - \$500/month gross  
Suite 7: 265 SF - \$1,000/month gross  
Suite 8: 274 SF - \$1,000/month gross

## Highlights

Rent includes all utilities except phone and internet  
Shared kitchen, restrooms and conference room  
One mile from I-26, exit 20  
Minutes from retail districts on N Roan St and Bristol Hwy

## Traffic Counts

E Oakland Ave: 11,172 (2025)

## Demographics

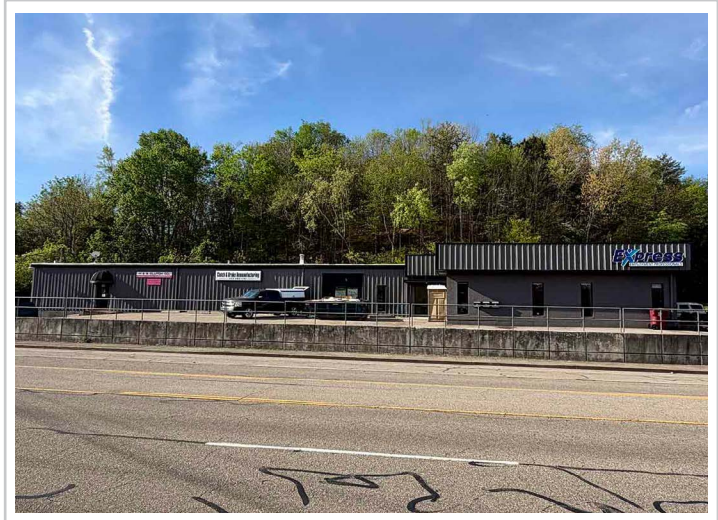
| (2025 Est.)      | 3 mile   | 5 mile   | 10 mile  |
|------------------|----------|----------|----------|
| Population       | 35,304   | 79,304   | 172,182  |
| Median HH Income | \$66,914 | \$59,751 | \$63,597 |
| Median Age       | 43.1     | 38.1     | 41.9     |

## Contact

**Shannon K. Castillo**

Broker  
shannon@mitchcox.com

📞 423-282-6582 | 📠 423-282-5903  
www.mitchcox.com







**Subject**

E Oakland Ave

Princeton Rd

Wesley St

Springbrook Dr

N Roan St

26

26

AC Smith

JAMES H. & CECILE C. QUIGLEY  
REHABILITATION HOSPITAL

Coca-Cola

Starbuck

Carve  
Vision Associates

Days Inn

LANCHORN  
RESTAURANT

at&t

BAYMONT  
FINE SILVER

POPEYES

WAFLE  
HOUSE

Five

Generant Shade

Hardtees

at&t

SONIC

Spazio's

USA BANK

Walmart

Holiday Inn

GRAND

Autoparts

AutoZone

US Bank

Shell

HONDA

Arby's

Arby's

SONIC

SONIC

Spazio's

USA BANK

Walmart

Holiday Inn

SMART AUTO

SUBARU

AutoZone

US Bank

Shell

HONDA

Arby's

Arby's

SONIC

SONIC

Spazio's

USA BANK

Walmart

Holiday Inn

BIG LOTS

Subaru

AutoZone

US Bank

Shell

HONDA

Arby's

Arby's

SONIC

SONIC

Spazio's

USA BANK

Walmart

Holiday Inn

Opally

Pizza Hut

AutoZone

US Bank

Shell

HONDA

Arby's

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SONIC

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Spazio's

USA BANK

Walmart

Holiday Inn

Opally

Pizza Hut

AutoZone

US Bank

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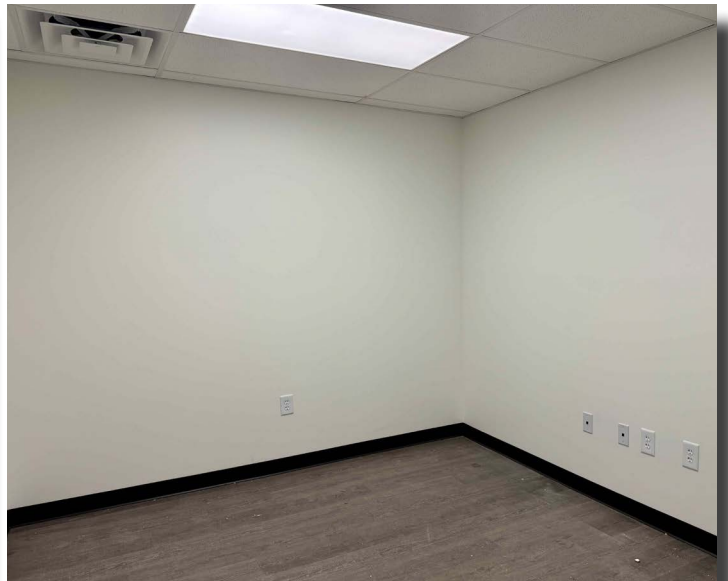
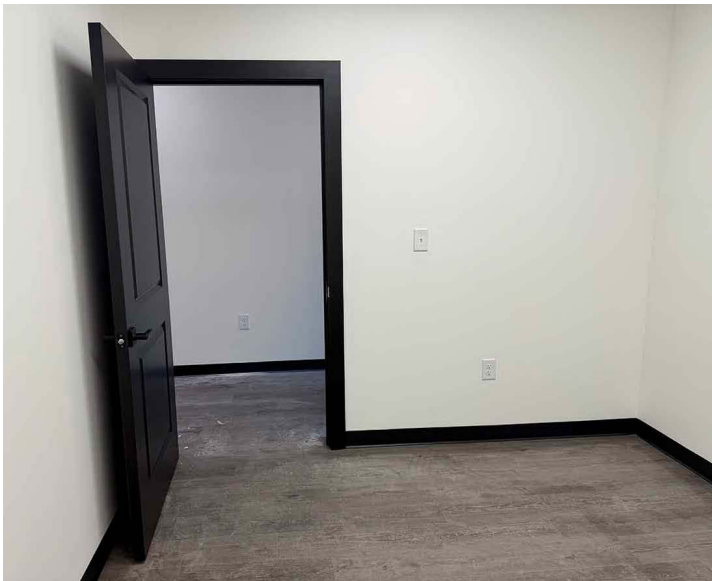
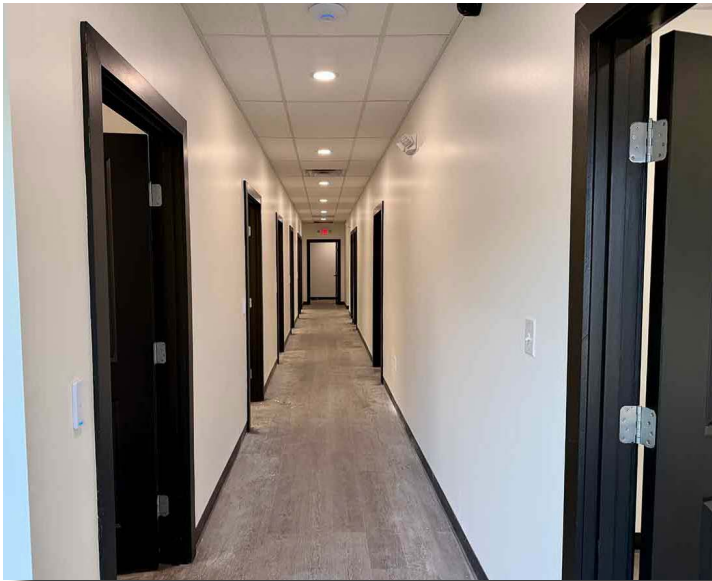
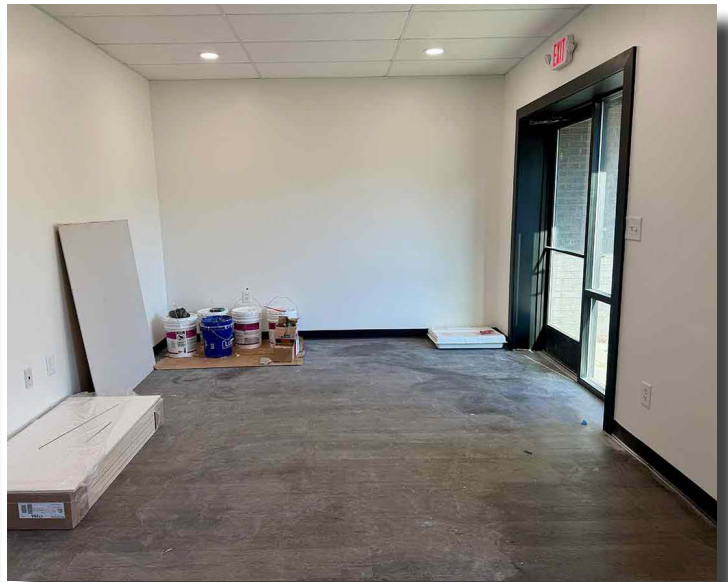
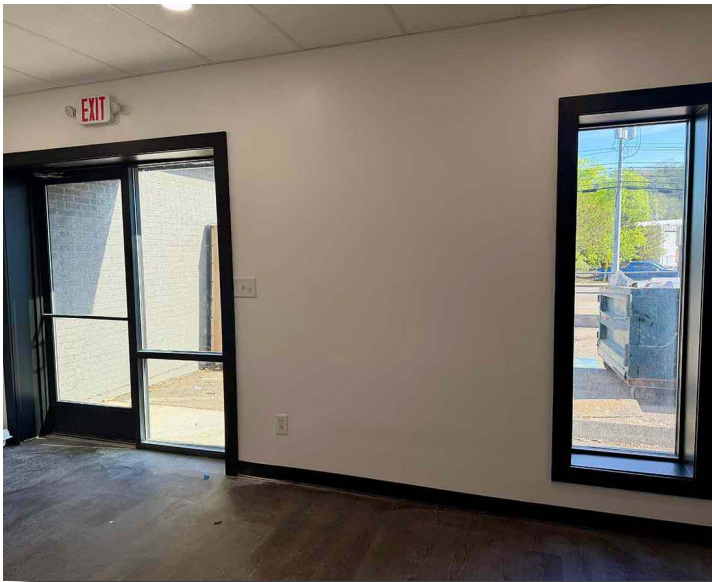
SONIC

Spazio's

USA BANK

Walmart

Holiday Inn



**MITCH COX**  
REALTOR, INC.

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