

420 Marilyn Ln

Wallace Nelson Real Estate

215 Foothills Mall Dr Maryville, TN 37801 | 865-982-0500

420 Marilyn Ln

420 Marilyn Ln, Alcoa, TN, 37701

Office: General

Prepared on August 10, 2026

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Property Features

Location Details

Address	420 Marilyn Ln, Alcoa, TN 37701
Zoning	COMMERCIAL
County	Blount
Parcels	046F B 00309

In Opportunity Zone	Yes
Name	420 Marilyn Ln
Nearest MSA	Knoxville

Building Details

Sub Type	General
Building Status	Existing
Building Size	19,036 SF
Land Size	1.72 Acres / 74,991 SF
Number of Buildings	1
Number of Floors	1
Year Built/Renovated	1997, 2024
Primary Constr. Type	Framed
Occupancy Type	Single Tenant
Building Class	A
Parking Spaces	-

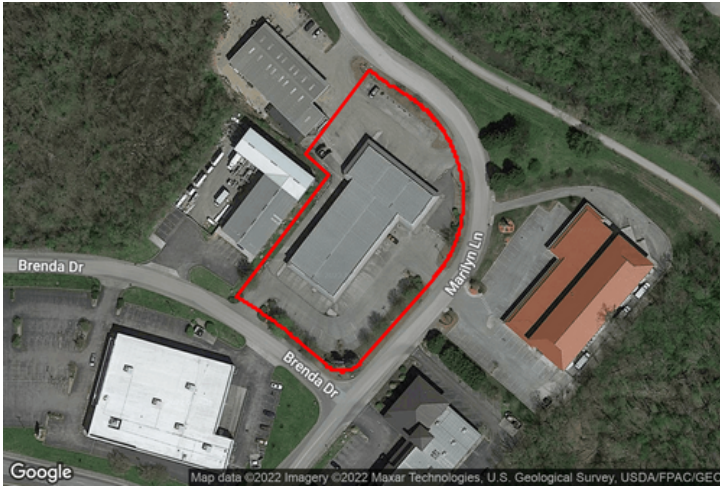
Parking Ratio	-
In Opportunity Zone	Yes
Floor Size	20,945 SF
Rentable Space	2,000 SF
Number of Tenants	1
Air Conditioned	Yes
Heated	Yes
Electricity	Yes, City, Alcoa
Water	Yes, City, Alcoa
Sanitary Sewer	Yes, City, Alcoa
Rail Service	No

Listings

1 Listing | 4,000 SF | \$18.00 Annual/SF

Type	Condo	Space Use	Suite	Available Space	Rate	Available
For Lease	No	Twisted Sister Quilt Store	-	4,000 SF	\$18.00 Annual/SF NNN	6/04/2026

Additional Photos



Contact



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Office For Lease

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215 Foothills Mall Dr Maryville, TN 37801 | 865-982-0500

424/426 Marilyn Lane

420 Marilyn Ln, Alcoa, TN, 37701

Office: General For Lease

Prepared on August 10, 2026

1 of 1 Listings



Listing Details | Office For Lease

Suite	-	Divisible	Not present
Secondary Uses	Retail, Specialty	Vacant	Yes
Sublease	-	Vacant Date	6/01/2026
Total Available Space	4,000 SF	Available Date	6/04/2026
Min Div/Max Contig	Not present/4,000 SF	Days On Market	67 days
Asking Rate	\$18.00 Annual/SF	Date Listed	6/04/2026
Monthly Rate	\$6,000	Last Modified	8/04/2026
Lease Type	NNN	Listing ID	45006171
Expenses	NNN	Offices	2
Signage	On Building	Restrooms	3
Show Instructions	Call broker	Parking Spaces	-

Description

This pristine rental space in one of Blount County's most visible and high traffic count locations. Located next to Office Depot, McAllister's, across road from Cracker Barrel and Super Wal-Mart. Physician's Office, Medicare Office, Step Ahead Kids and financial advisor are your neighboring spaces. Prefers to rent 4,000 sq. ft. - if divided \$20 per sq. ft. - NNN Expenses: Taxes - \$400, Ins. \$140, Grounds \$350, Utilities - \$66 (NNN 1/2 if space is divided) = \$946 total expenses

Property Features

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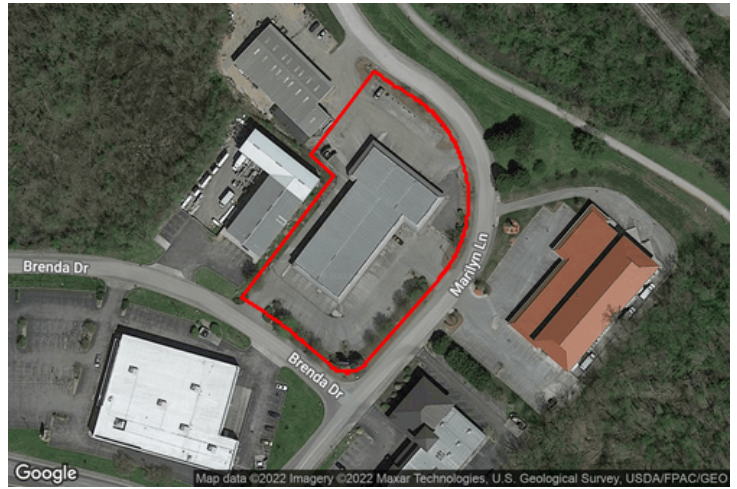
















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