

MARKET PAVILION

3107 West Market Street
Johnson City, TN 37604

Location

West Market Street between McKinley Church Road
and Leisure Lane

Available for Lease

Suite 2: 600 SF retail/office
\$15/SF/year NNN

Highlights

Located adjacent to Walmart Supercenter

Signage on high-traffic W Market St

Approx. 1.5 miles from Johnson City Medical Center

Approx. 4 miles from I-26, exit 19

Traffic Counts

W Market St: 28,014 (2022)

Demographics

(2025 Est.)	3 mile	5 mile	10 mile
Population	41,856	82,080	156,517
Median HH Income	\$55,377	\$58,074	\$63,551
Median Age	35.1	38.3	41.5

Contact

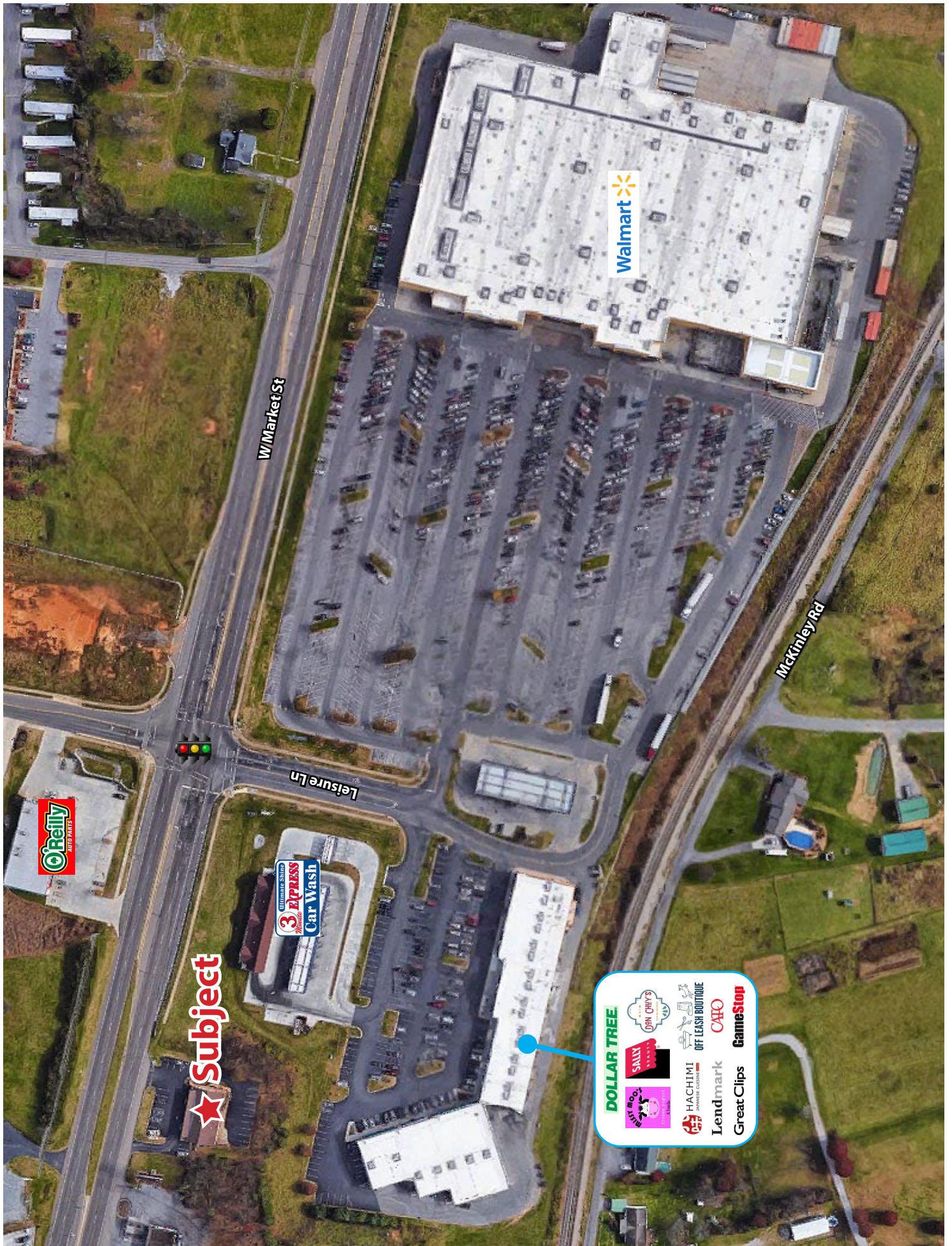
Shannon K. Castillo

Broker

shannon@mitchcox.com

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





Walmart

W Market St

McKinley Rd

Leisure Ln

O'Reilly
AUTO PARTS

3 Express
Car Wash

★ Subject

A cluster of business logos including Dollar Tree, Salt, Don Chrys, HachiMi, Lendmark, Great Clips, GameStop, and Cato.



HARBOR
FREIGHT
TOOLS

SONIC

W Market St

Subject

O'Reilly

3 Rivers
Car Wash

TIDAL WAVE
BOARDS

DISCOUNT
TIRE

CALIBER
COLLISION

WILLIAMS
ELECTRIC SUPPLY

W Market St

JMS

Wags to
Riches

Milex

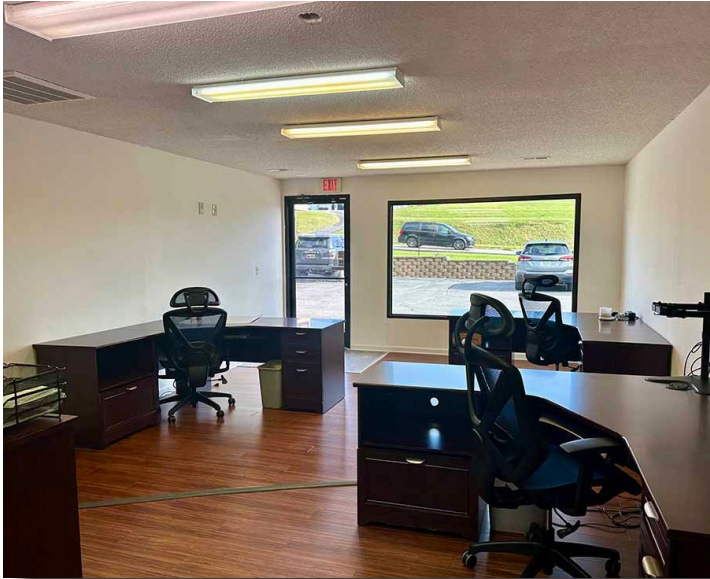
UNIVERSAL
WINE & SPIRITS

ATMOS
energy

Walmart

A collection of logos for various businesses, including:

- DOLLAR TREE
- SALE
- JOHN DEERE
- OFF LEASH BOOTIQUE
- CAJO
- GameStop
- Great Clips
- Lendmark
- HACHIHI
- WASH



MITCH COX
REALTOR, INC.

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