

# ±2.21 AC Site



## Contact Us

Zach Boze

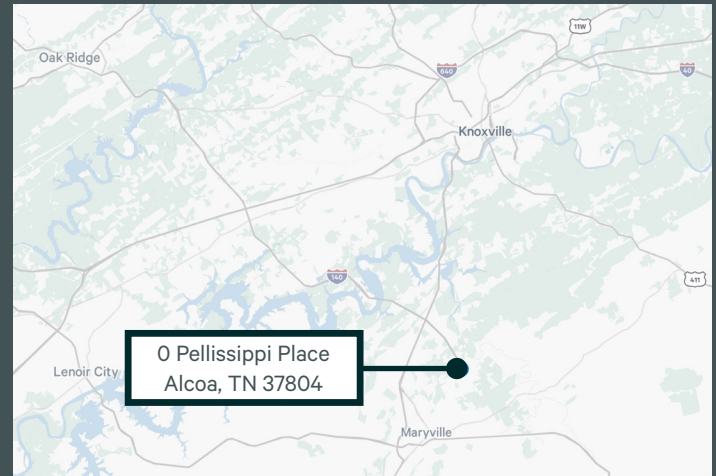
Associate

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# For sale or pad ready ground lease available. Call broker for pricing.

- + Immediately near major thoroughfares of Old Knoxville Highway and Pellissippi Parkway with combined traffic counts of +/- 31,246 VPD
- + Prime street frontage with immediate and direct access to Pellissippi Parkway (I-140) that leads to I-40.
- + Zoning: Mixed-Use District "E-3"
- + Adjacent to under construction mixed-use research and development park and 464 multifamily units
- + 4.5 miles to McGee Tyson Airport



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