



320 North Cedar Bluff

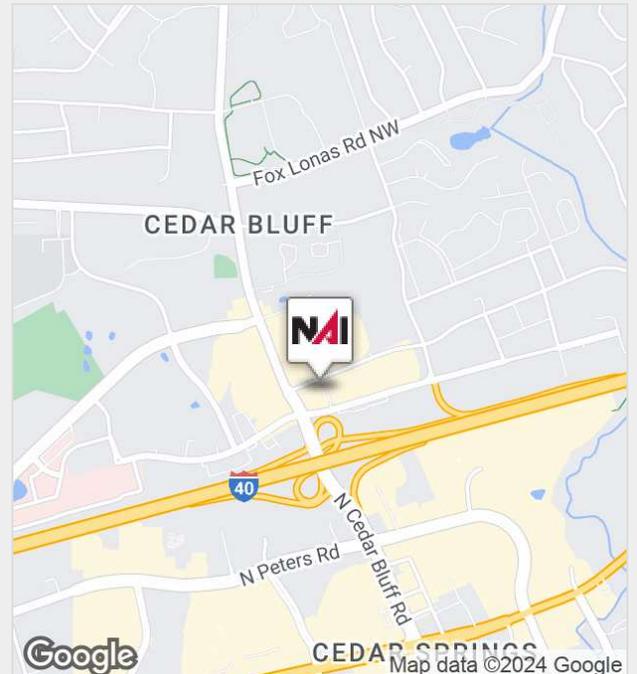
Knoxville, Tennessee 37923

Property Features

- Prime location at the intersection of Executive Park and Cedar Bluff
- Interstate visibility
- Only building in Knoxville with 2 bank tenants

Amenities

- On site Security Guard during regular business hours
- Large Conference/Training room available to tenants



Lease Rate

17.50 SF/Yr

For more information:

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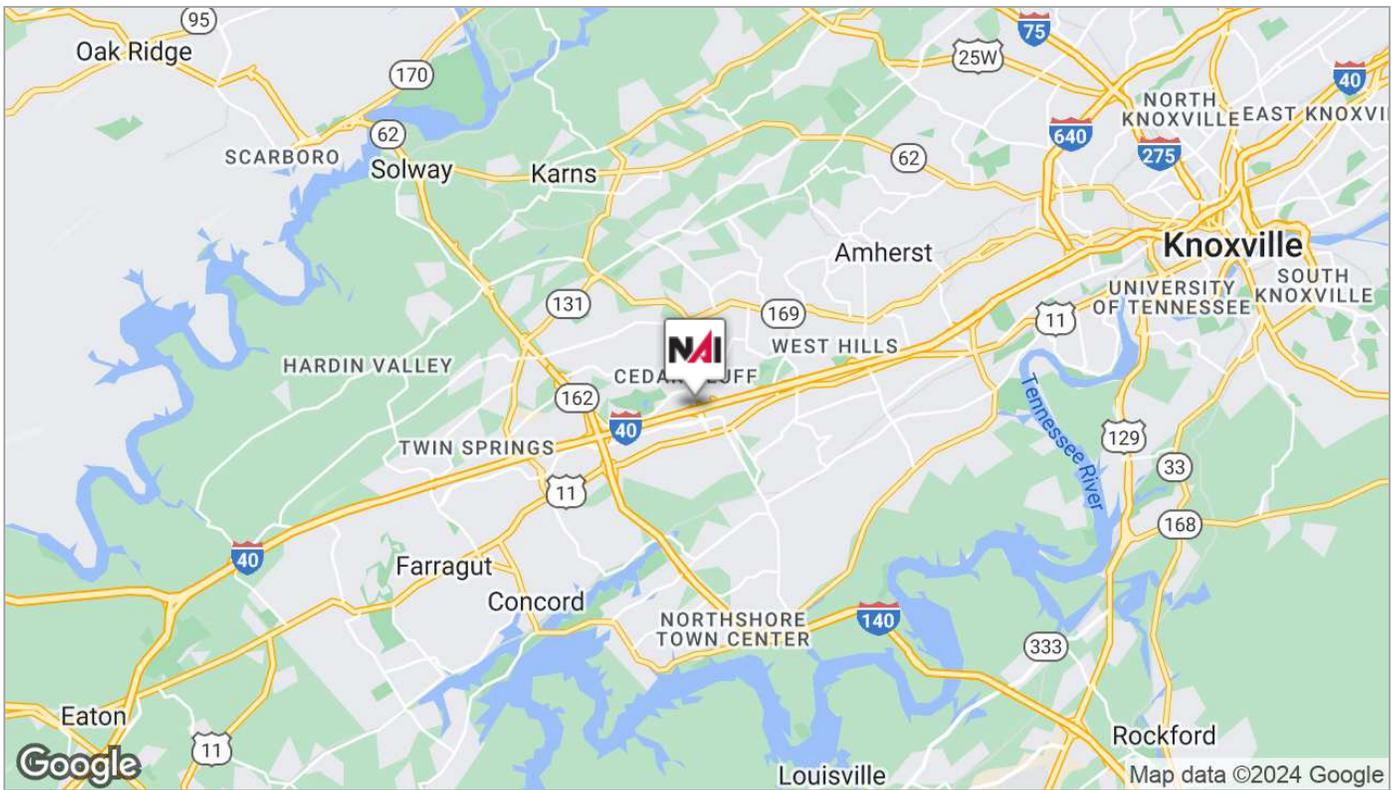
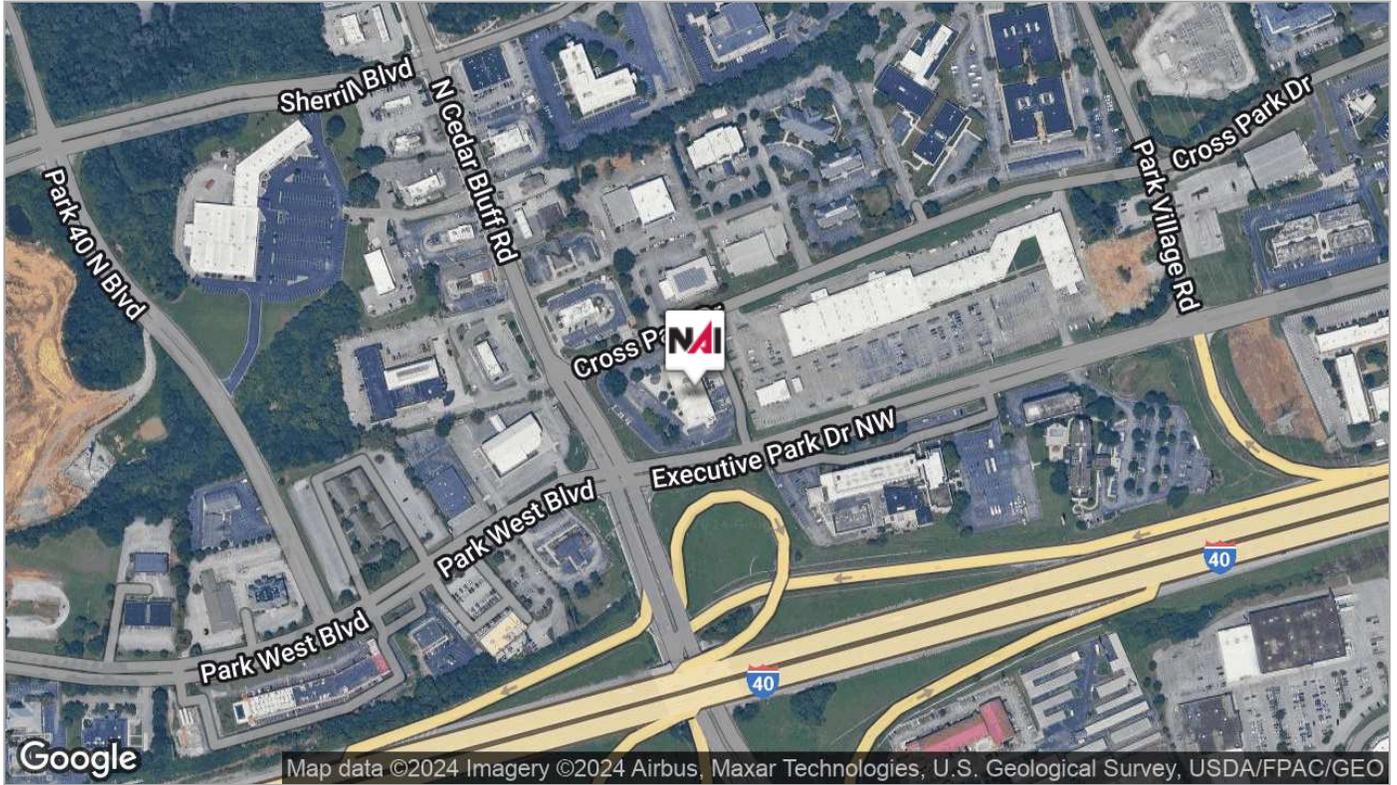
For Lease

Photos

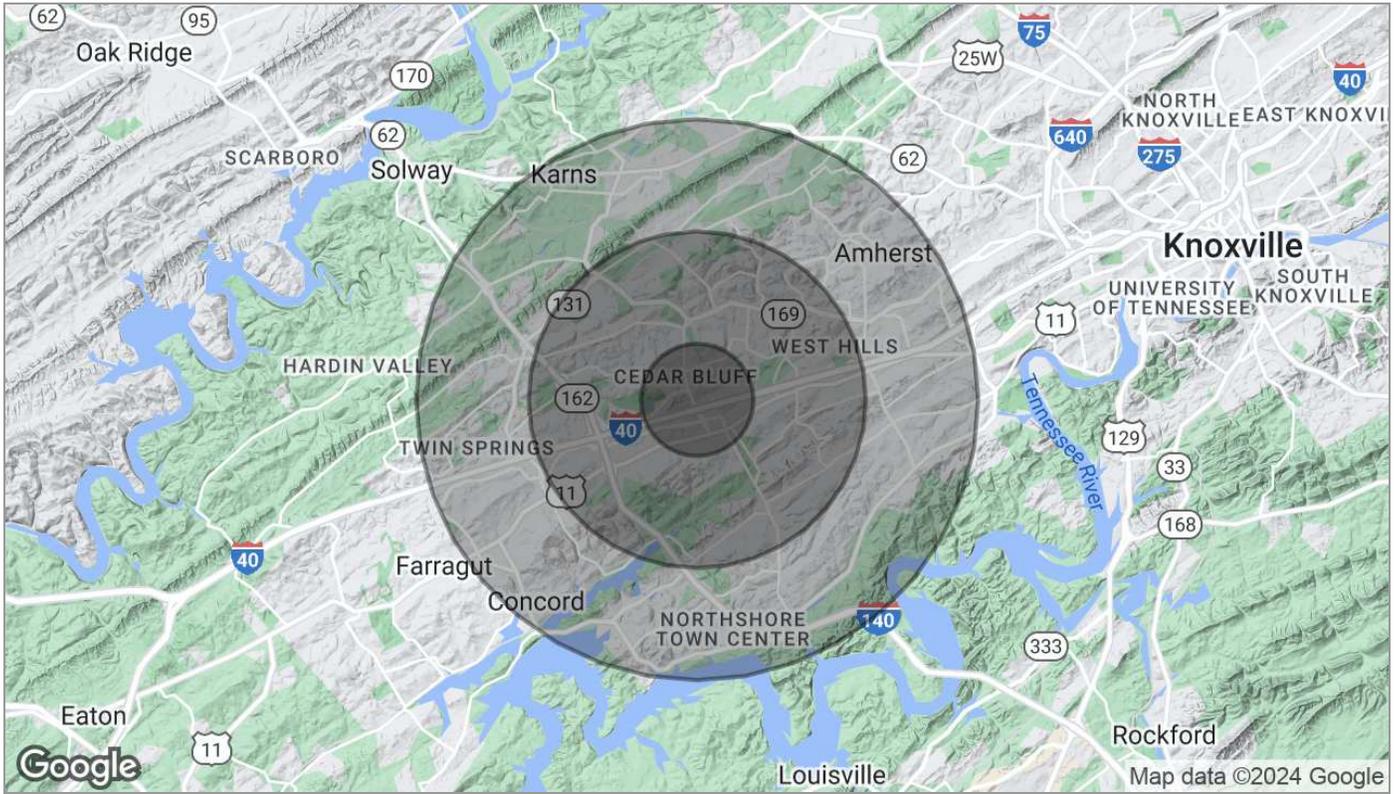


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Location Map



Demographics



	1 Mile	3 Miles	5 Miles
Population			
TOTAL POPULATION	6,359	51,688	126,670
MEDIAN AGE	34.5	36.3	36.4
MEDIAN AGE (MALE)	32.7	34.7	35.5
MEDIAN AGE (FEMALE)	35.7	37.5	37.3
Households & Income			
TOTAL HOUSEHOLDS	2,846	22,012	52,678
# OF PERSONS PER HH	2.2	2.3	2.4
AVERAGE HH INCOME	\$67,027	\$79,631	\$83,578
AVERAGE HOUSE VALUE	\$206,517	\$221,373	\$221,340
Race			
% WHITE	86.7%	88.4%	89.3%
% BLACK	9.0%	6.4%	5.5%
% ASIAN	1.8%	2.8%	2.6%
% HAWAIIAN	0.5%	0.2%	0.1%
% INDIAN	0.0%	0.1%	0.2%
% OTHER	1.0%	0.7%	0.6%
Ethnicity			
% HISPANIC	9.8%	5.3%	4.5%

* Demographic data derived from 2020 ACS - US Census

For Lease

Available Spaces



SPACE		LEASE RATE	LEASE TYPE	SIZE (SF)	AVAILABILITY
200B	200-B	\$16.00 SF/YR	Full Service	2,278 SF	VACANT
360 Only	360	\$17.50 SF/YR	Full Service	2,965 SF	VACANT
360 & 380	360 & 380	\$17.50 SF/YR	Full Service	5,572 SF	VACANT
Suite 300	300	\$19 PER YEAR	Gross	3,040 SF	VACANT
Top Floor - 300	300	\$19 PER YEAR	Gross	3,040 SF	VACANT
Suite 103	103	\$23.50 SF/YR	Full Service	3,620 - 6,478 SF	VACANT
Suite 101	101	\$19.50 SF/YR	Gross	2,363 - 6,950 SF	VACANT