



12330 S Northshore Dr

Knoxville, Tennessee 37922

Property Features

- Financial Adviser, Medical, Vet, Dental, Real Estate, Mtg Company.
- Outstanding household income
- In proximity to new commercial and residential developments.
- High visibility in an under served area.
- Multiple outbuildings
- Currently used as a residence, please do not disturb the occupant if visiting area.

Sale Price

\$795,000



For more information:

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For Sale

Markets At Choto Freestanding Cottage



Property Summary

Sale Price:	\$795,000
Lot Size:	1.0 Acres
Building Size:	3,418 SF
Building Class:	B
Year Built:	1963
Renovated:	2014
Zoning:	CN
Market:	West Knoxville
Sub Market:	Farragut
Cross Streets:	Northshore and Choto

Property Overview

Outstanding location, surrounded by some of the highest income demographics in the Knoxville MSA. This unique property sits adjacent to two new commercial developments, The Market's at Choto and Weigel's new neighborhood convenience center.

New neighborhoods and new home builds are once again taking off in the hot market of West Knoxville!

This property has had past approval for veterinary clinic with boarding, current approval must be verified. Sq Ft'g includes basement, excludes outbuildings. Buyer to verify.

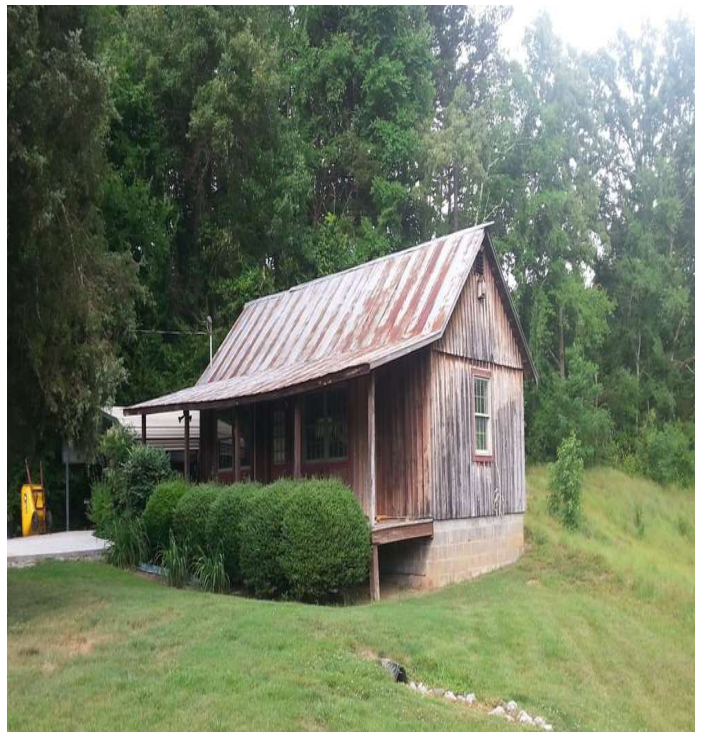
Price includes grading and installation of an asphalt parking lot.

Location Overview

Ideal location with charming cottage and multiple outbuildings. Suitable for office, vet, dentist, doctor, financial investment services or conversion to heavier commercial.

For Sale

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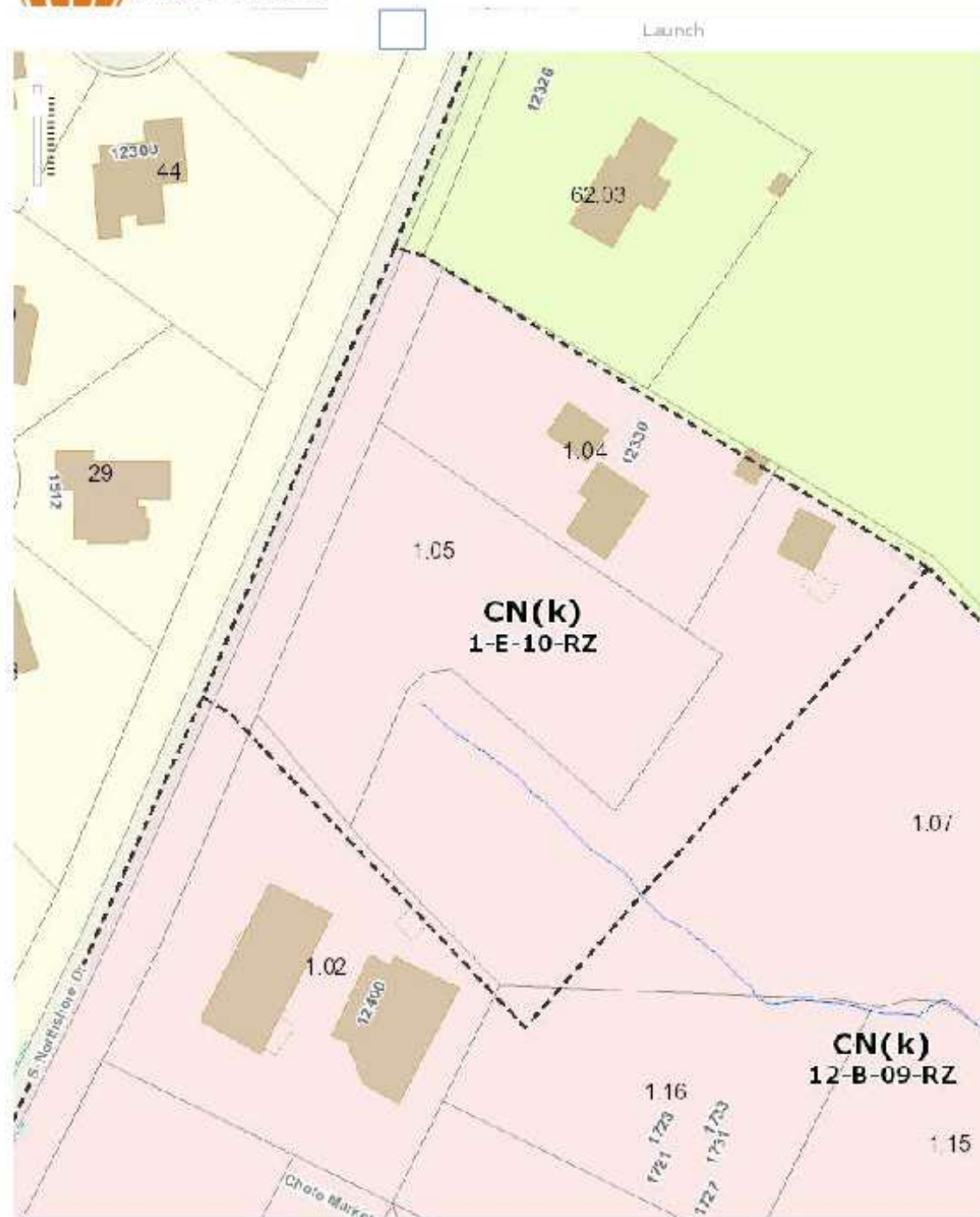


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6/4/2015

KGIS Maps

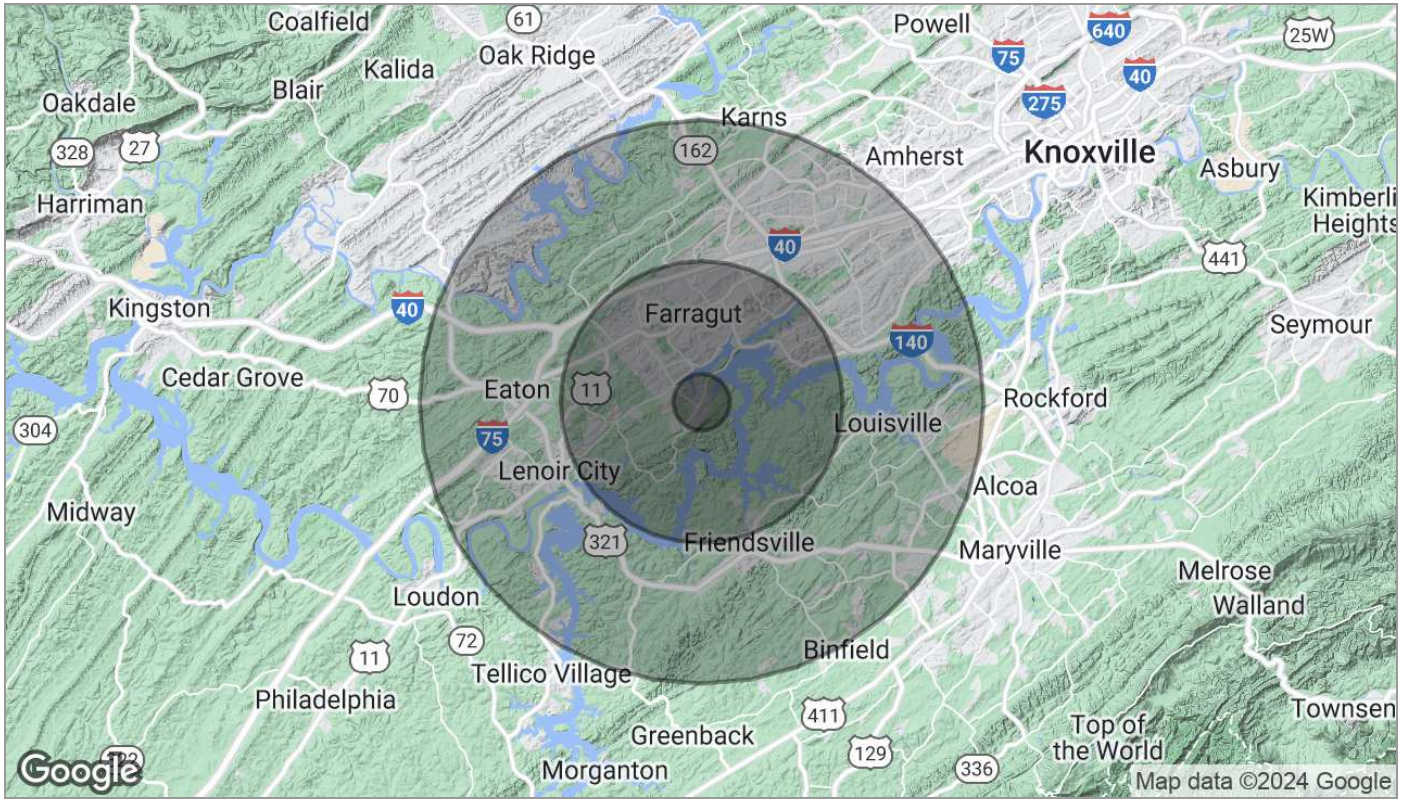


<http://www.kgis.org/kgis/maps/map.htm?map=Aerial&box=2573919.619719,2575919.621719>

1/1

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Population	1 Mile	5 Miles	10 Miles
TOTAL POPULATION	1,634	48,950	171,932
MEDIAN AGE	38.4	42.3	39.5
MEDIAN AGE (MALE)	37.5	41.8	38.5
MEDIAN AGE (FEMALE)	39.0	42.5	40.4
Households & Income	1 Mile	5 Miles	10 Miles
TOTAL HOUSEHOLDS	520	18,362	67,424
# OF PERSONS PER HH	3.1	2.7	2.6
AVERAGE HH INCOME	\$155,541	\$109,905	\$89,769
AVERAGE HOUSE VALUE	\$473,144	\$320,147	\$264,272

* Demographic data derived from 2020 ACS - US Census

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