

**AVISON
YOUNG**

OFFICE BUILDING FOR SALE

4320

MCCALLA AVENUE
KNOXVILLE, TN

OFFERING SUMMARY

Sale Price: \$525,000

Price / SF: \$127.68

Year Built: 1976

PROPERTY OVERVIEW

Office building for sale. Contains a mixture of private offices, open space, and plenty of storage including fireproof storage. New HVAC as well as new carpet.



Platinum member

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Principal

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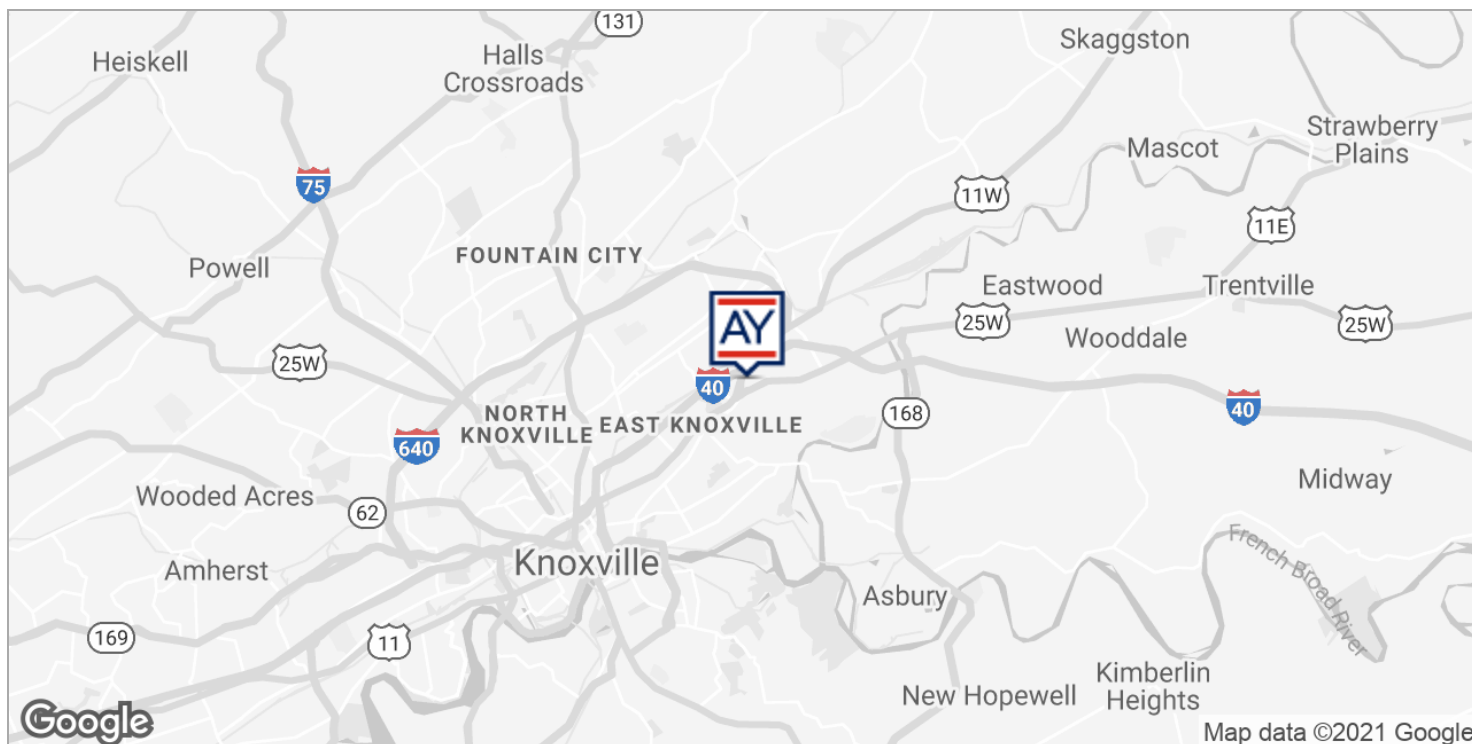
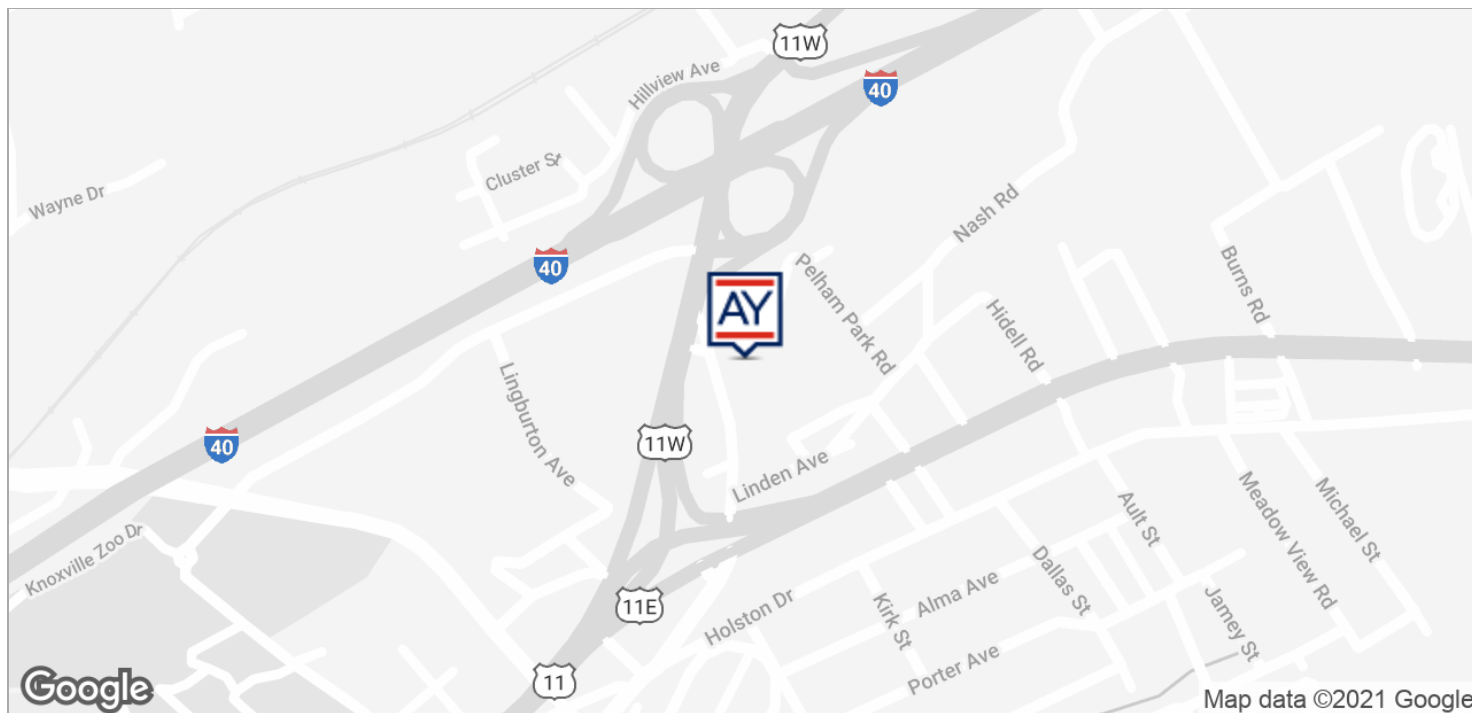


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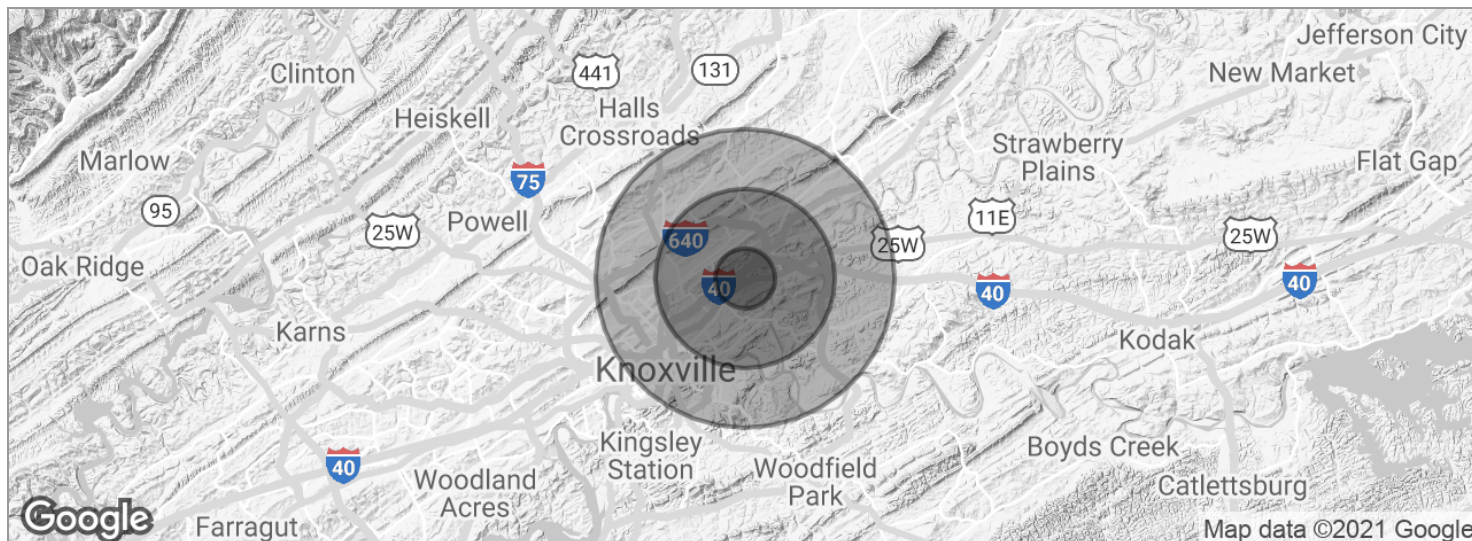


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POPULATION	1 MILE	3 MILES	5 MILES
Total population	5,708	38,505	101,556
Median age	42.9	40.3	38.2
Median age (Male)	41.3	37.8	36.4
Median age (Female)	43.4	43.1	40.2
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	2,637	18,394	47,836
# of persons per HH	2.2	2.1	2.1
Average HH income	\$40,053	\$42,290	\$42,160
Average house value	\$126,485	\$149,849	\$144,251

*Demographic data derived from 2010 US Census

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