

For Sale

# Office Building

9,360 SF | \$889,000



## 1718 Saint Mary Street

Knoxville, Tennessee 37917

### Property Highlights

- Freestanding 2 level brick structure with 4,680 SF on each level.
- Interior stairway and separate entrance for each level.
- 32 marked parking spaces on .51 acre lot
- Built 1976
- 3 phase electric (2 electric meters)
- Zoned O Office District

### Property Description

Former physician's office on main level, with multiple exam rooms, work stations, receptionist and waiting room and offices. Lower level was used as offices for property manager and lab and lounge for medical offices. Across the street from the former Physician's Regional Medical Center. Electric HVAC (split system). 2019 property taxes - 9,844.26



For more information

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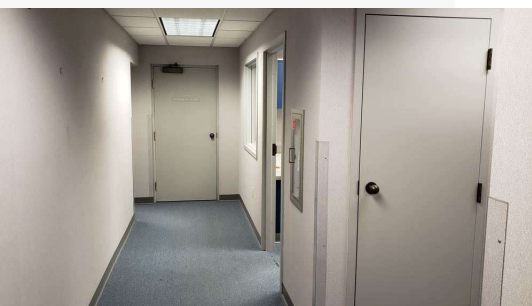
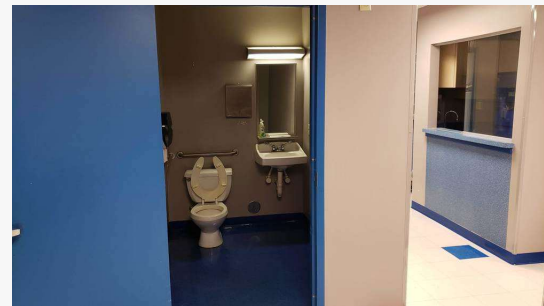




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# Additional Photos

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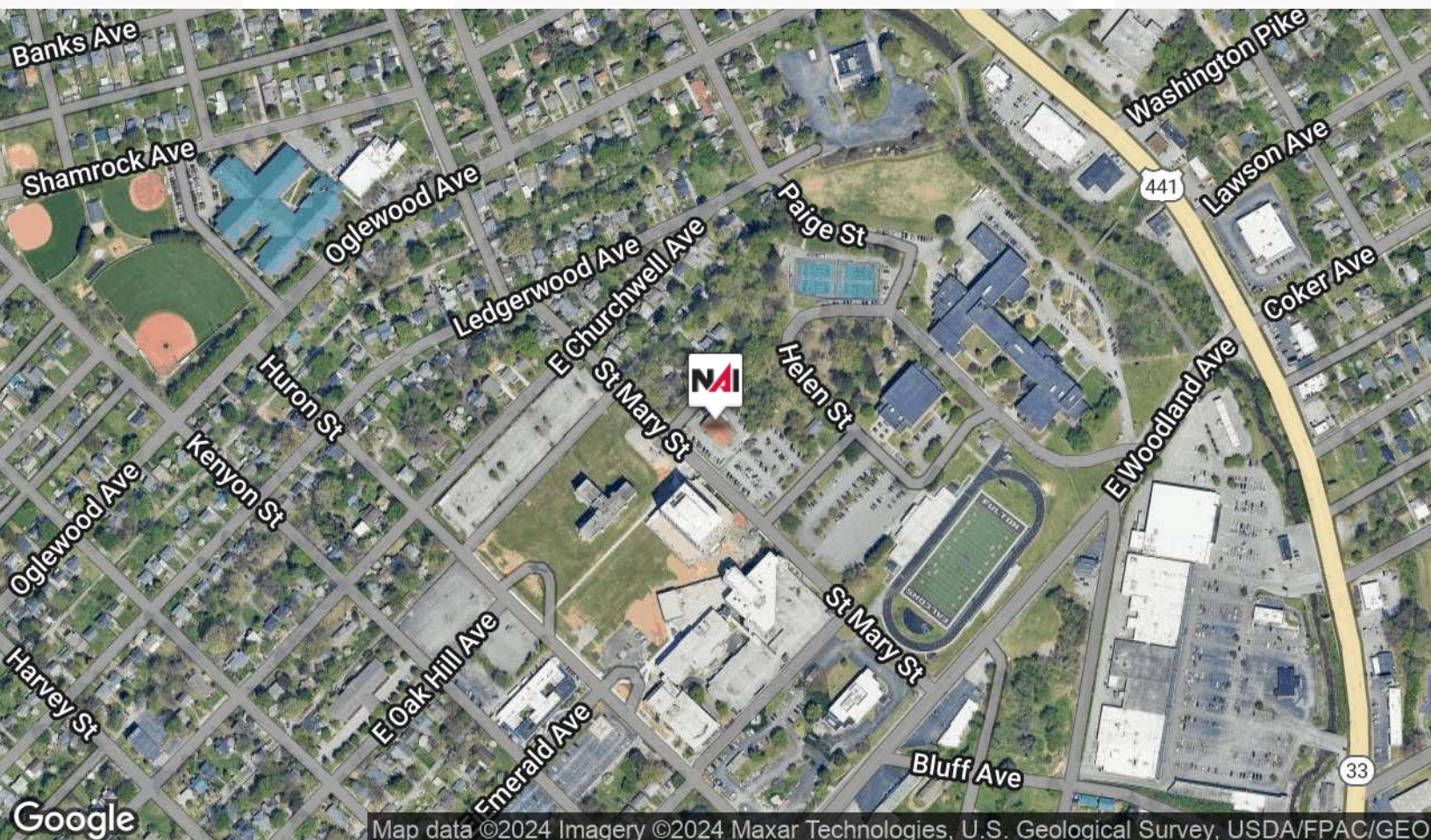
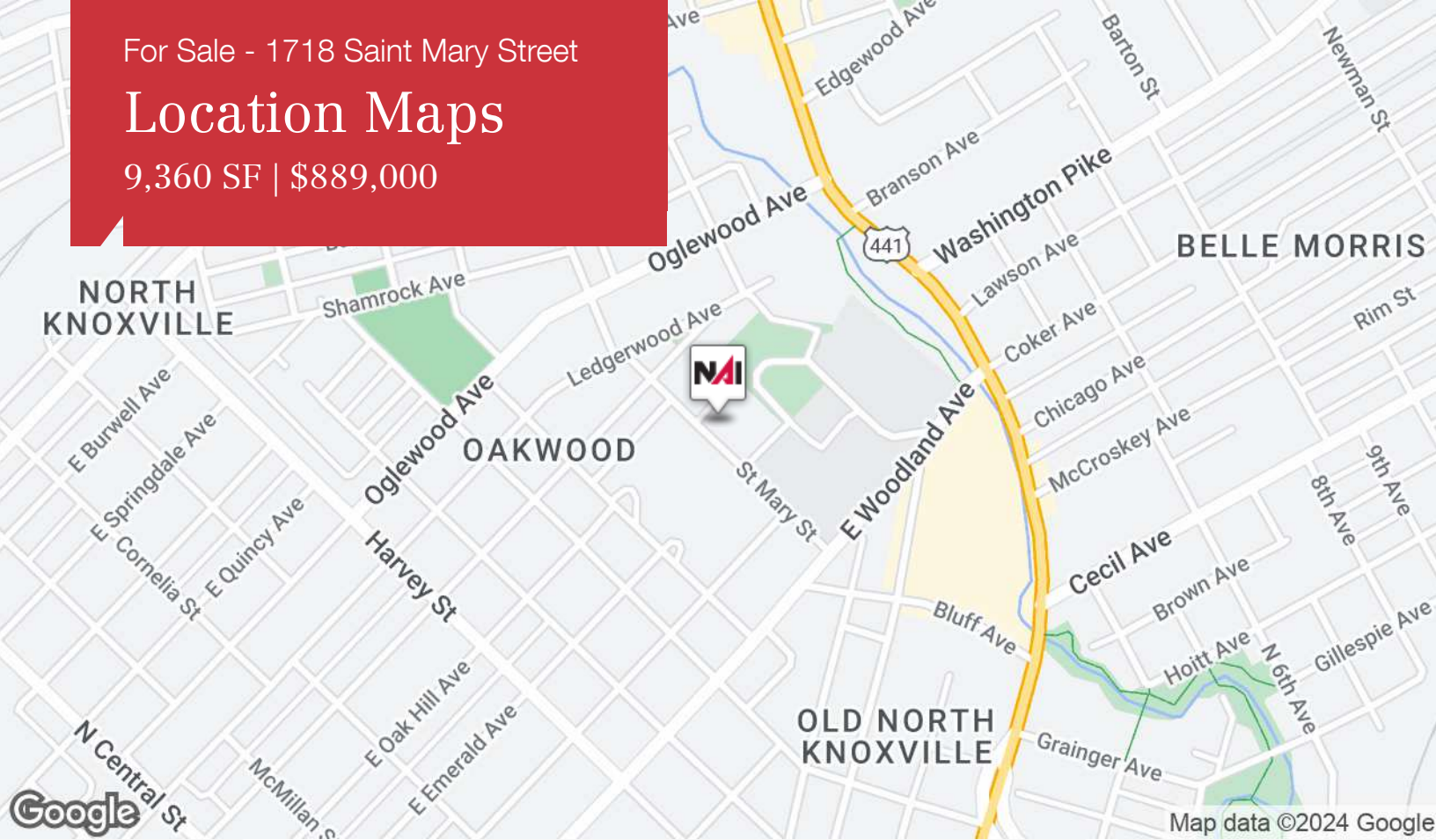




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# Location Maps

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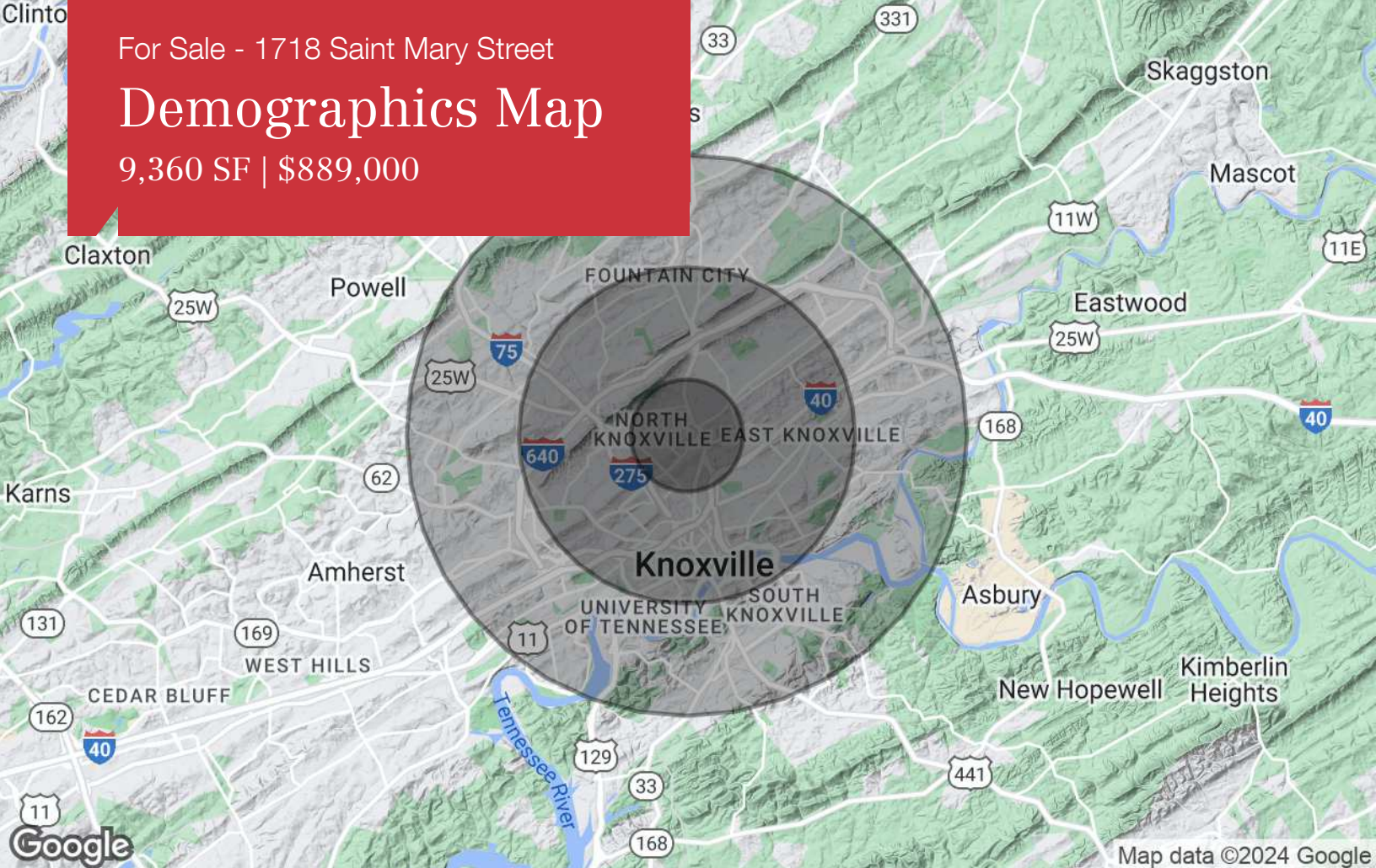




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# Demographics Map

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## Population

	1 Mile	3 Miles	5 Miles
TOTAL POPULATION	8,564	77,156	158,576
MEDIAN AGE	43.2	34.3	34.8
MEDIAN AGE (MALE)	41.4	32.6	33.5
MEDIAN AGE (FEMALE)	45.3	36.2	36.2

## Households & Income

	1 Mile	3 Miles	5 Miles
TOTAL HOUSEHOLDS	4,453	37,039	71,827
# OF PERSONS PER HH	1.9	2.1	2.2
AVERAGE HH INCOME	\$36,458	\$32,538	\$39,813
AVERAGE HOUSE VALUE	\$77,526	\$95,649	\$127,759

## Race

	1 Mile	3 Miles	5 Miles
% WHITE	87.7%	72.9%	78.0%
% BLACK	11.5%	25.1%	19.8%
% ASIAN	0.1%	0.9%	1.1%
% HAWAIIAN	0.0%	0.0%	0.0%
% INDIAN	0.1%	0.1%	0.1%
% OTHER	0.6%	1.0%	1.0%

## Ethnicity

	1 Mile	3 Miles	5 Miles
% HISPANIC	3.2%	3.3%	3.2%

\* Demographic data derived from 2020 ACS - US Census