



123 Center Park Drive

Knoxville, Tennessee 37922

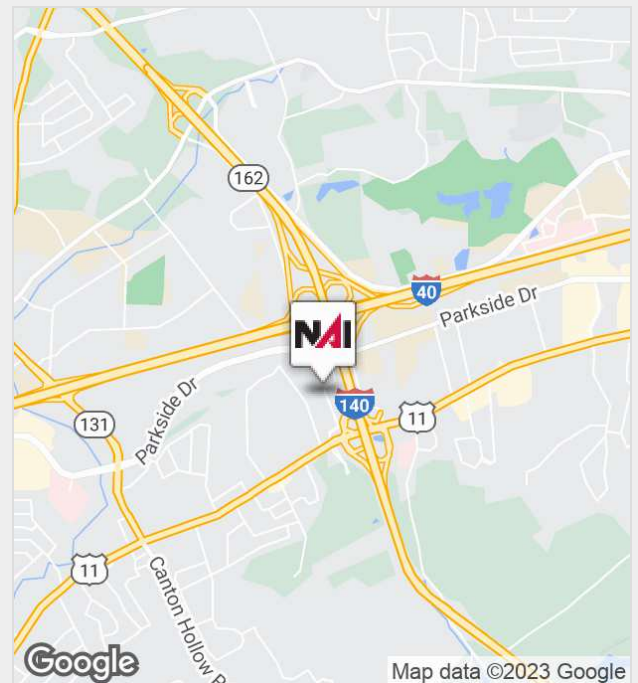
Property Features

- Full Service lease includes utilities and janitorial
- High quality finishes
- Building receptionist in lobby
- Conference/meeting/training space on site
- Onsite IT Support
- Onsite Secure Data Center and Building Management
- Office furniture can also be included

Space	Lease Rate	Size (SF)
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Lease Rate

\$19.00 SF/Yr FS



For more information:

John Haney, CCIM

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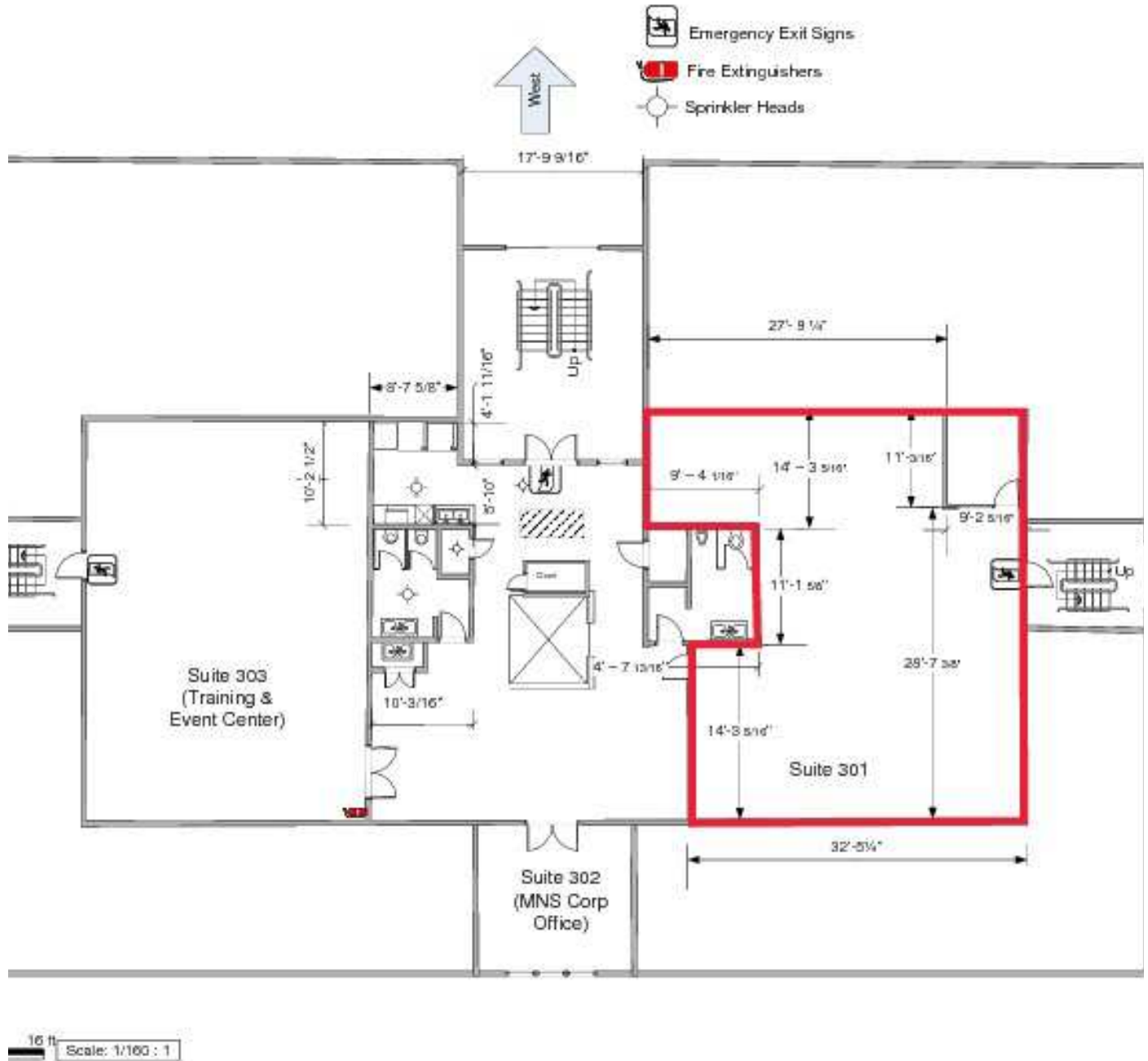
NAI Koella | RM Moore
255 N Peters Road, Suite 101
+1 865 531 6400
www.koellamoore.com

For Lease - 123 Center Park Drive

Suite 301 Photos

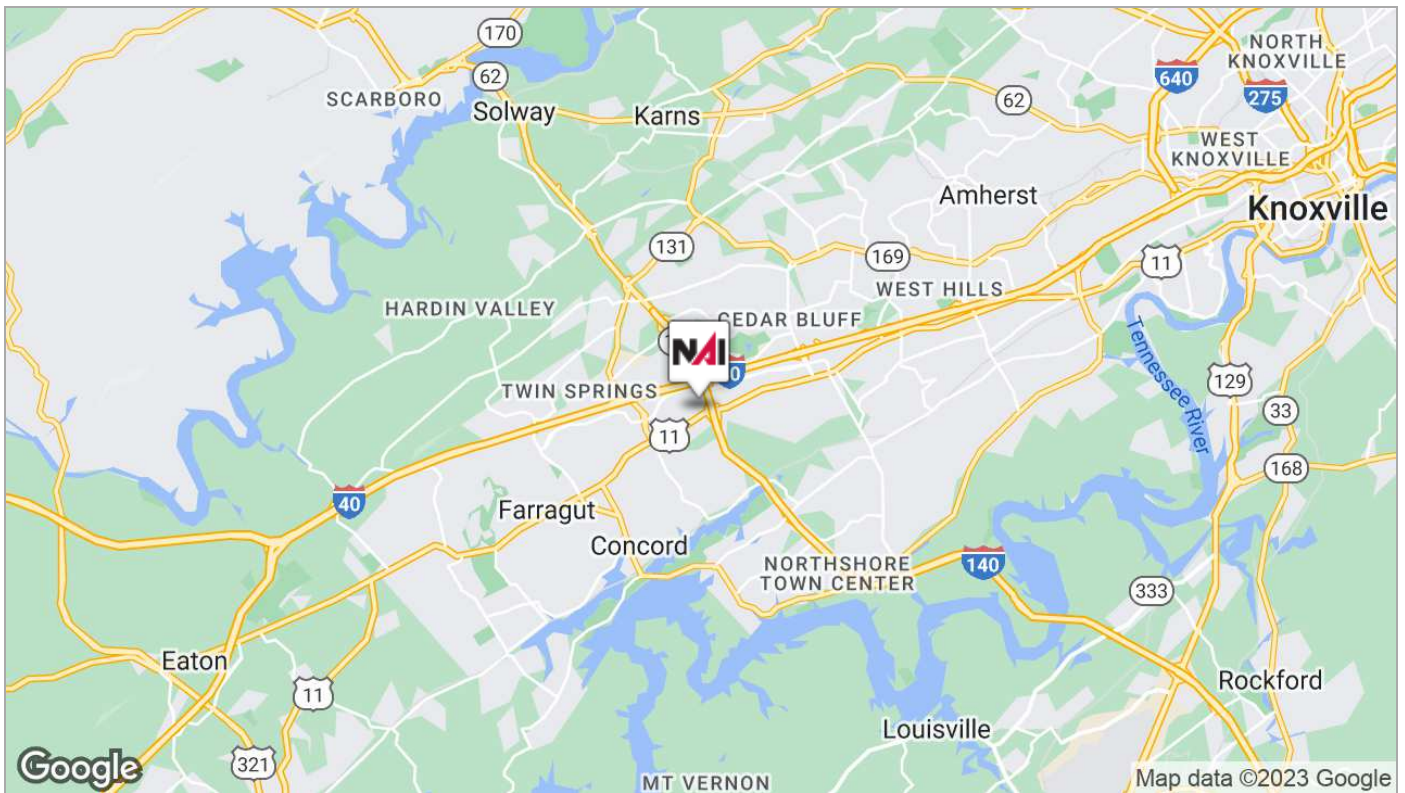
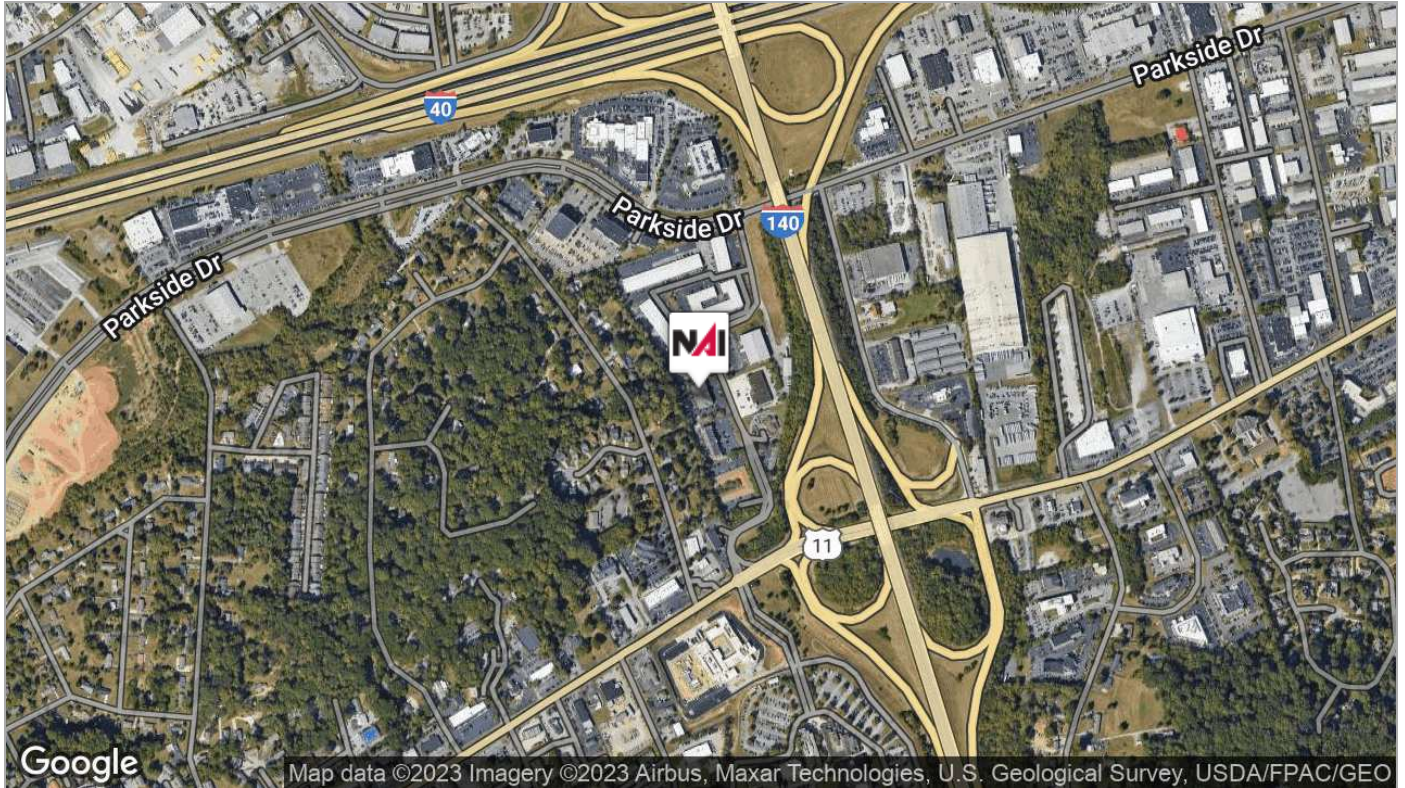


Suite 301 Floor Plan

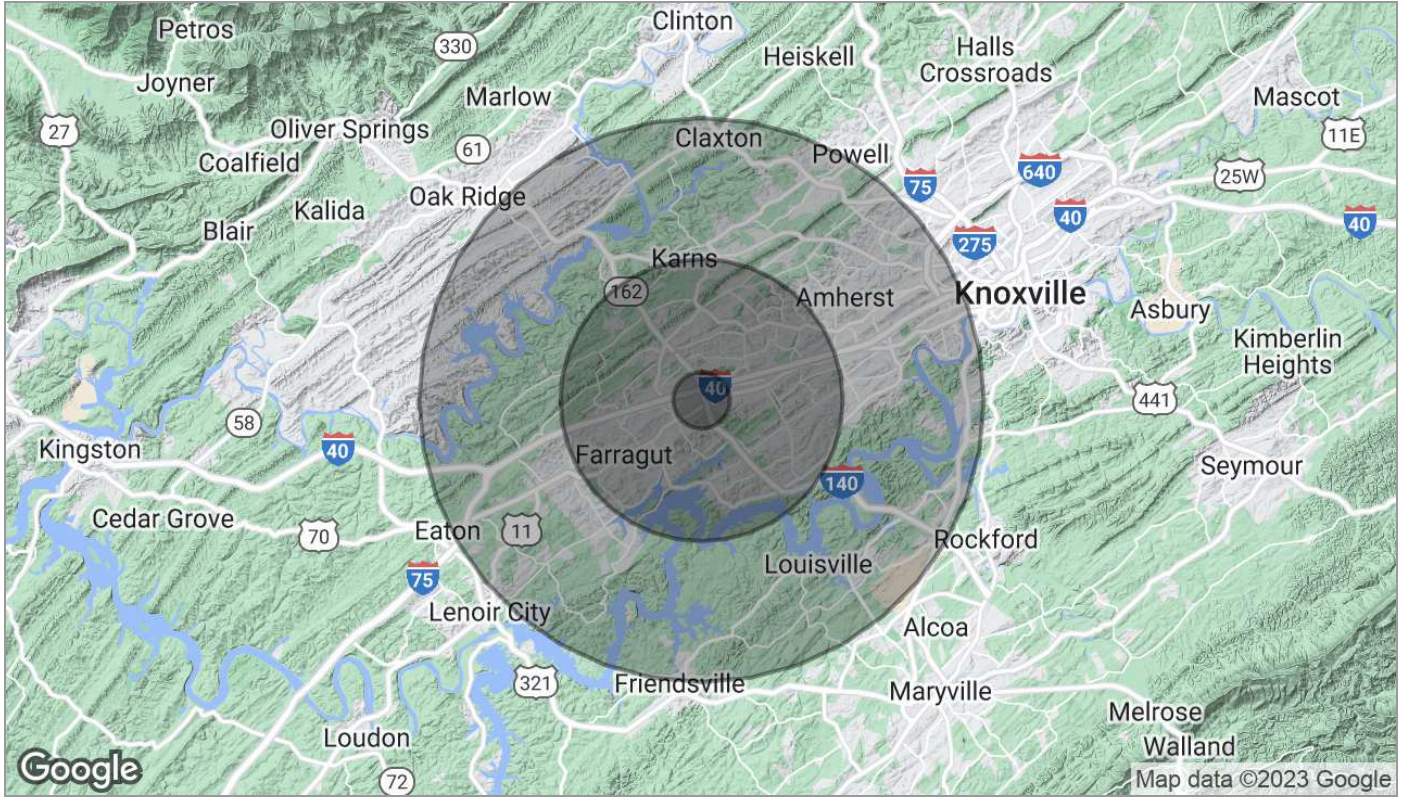


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Location Maps



Demographics



Population	1 Mile	5 Miles	10 Miles
TOTAL POPULATION	3,378	103,470	251,016
MEDIAN AGE	41.8	38.0	38.2
MEDIAN AGE (MALE)	43.7	36.9	37.4
MEDIAN AGE (FEMALE)	39.5	38.7	39.0
Households & Income	1 Mile	5 Miles	10 Miles
TOTAL HOUSEHOLDS	1,329	41,449	102,234
# OF PERSONS PER HH	2.5	2.5	2.5
AVERAGE HH INCOME	\$99,427	\$89,075	\$84,689
AVERAGE HOUSE VALUE	\$257,357	\$245,156	\$251,006

* Demographic data derived from 2020 ACS - US Census

Agent Profile

John Haney, CCIM

Senior Advisor
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jhaney@koellamoore.com



Professional Background

John Haney is a Senior Advisor with NAI Koella | RM Moore and specializes in professional/medical office property sales and leasing, retail properties, buyer/tenant representation and site selection. He has also earned the Certified Commercial Investment Member (CCIM) designation. Prior to becoming a commercial real estate broker, John practiced commercial law in Indianapolis, Indiana. He also worked as a television News/Sports Anchor in Mississippi, Nebraska and Tennessee. John's experience with the East Tennessee area and community provided an excellent path for the transition to commercial real estate. His combination of professional experiences, education and contacts allows John to help his clients reach all of their real estate goals.

Recent Notable Clients

Medical: Tennova Healthcare, Urgent Team, Tennessee Foot & Ankle, Turner Orthodontics, Knoxville Dental Center

Professional: Clark & Washington Attorneys, Pattison Sign Group, Edward Jones, Cirrus Insight, Slamdot Web Design

Retail: Renewal by Andersen, Clothes Mentor, Northshore Wine & Spirits, Moonshine Mountain Cookies, Rosarito's Mexican Cantina

Memberships & Affiliations

Certified Commercial Investment Member (CCIM)
National Association of REALTORS
Tennessee Association of REALTORS
Knoxville Area Association of REALTORS
Knoxville Chamber of Commerce
Farragut/West Knox Chamber of Commerce, Ambassador
North Knoxville Business & Professionals Organization, Board of Directors
PIN Referral Excellence Organization, Past Membership Chair

Education

Duke University School of Law, 1994, J.D. with Honors.
Indiana University, 1991, B.S. with High Distinction.
CCIM Institute – Certified Commercial Investment Member, CCIM Designee.