



149 Kelsey Lane

Lenoir City, Tennessee 37772



Property Features

- NNN Leases
- Optometrist, and small retail space available
- Outstanding traffic counts
- Heart of Lenoir City's major thoroughfare
- Good Visibility
- Traffic generating neighbors

Space	Lease Rate	Size (SF)
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AVAILABLE SF:

LEASE RATE: **Negotiable**

LOT SIZE: **1.59 Acres**

BUILDING SIZE: **13,450 SF**

For more information:

Michael Moore

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For Lease

Lenoir Mills



Property Summary

Available SF: 1250 - 7,000 SF

Lease Rate: Negotiable

Lot Size: 1.59 Acres

Building Size: 13,450 SF

Zoning: LC Commercial

Market: Lenoir City

Property Overview

NNN Leases

Location Overview

Situated in the heart of Lenoir City, this Hwy 321 retail center offers outstanding exposure and high traffic generating neighbors, including Home Depot, Walmart, national QSR's and inline retailers.

Offering traffic counts of 25k+, this is in the middle of the goods and services area for Loudon County. Multiple suite sizes, ranging from 1250 Sq Ft, up to 7000 Sq Ft are available. Come be part of the hotbed of activity in Lenoir City!

For Lease

Lenoir Mills



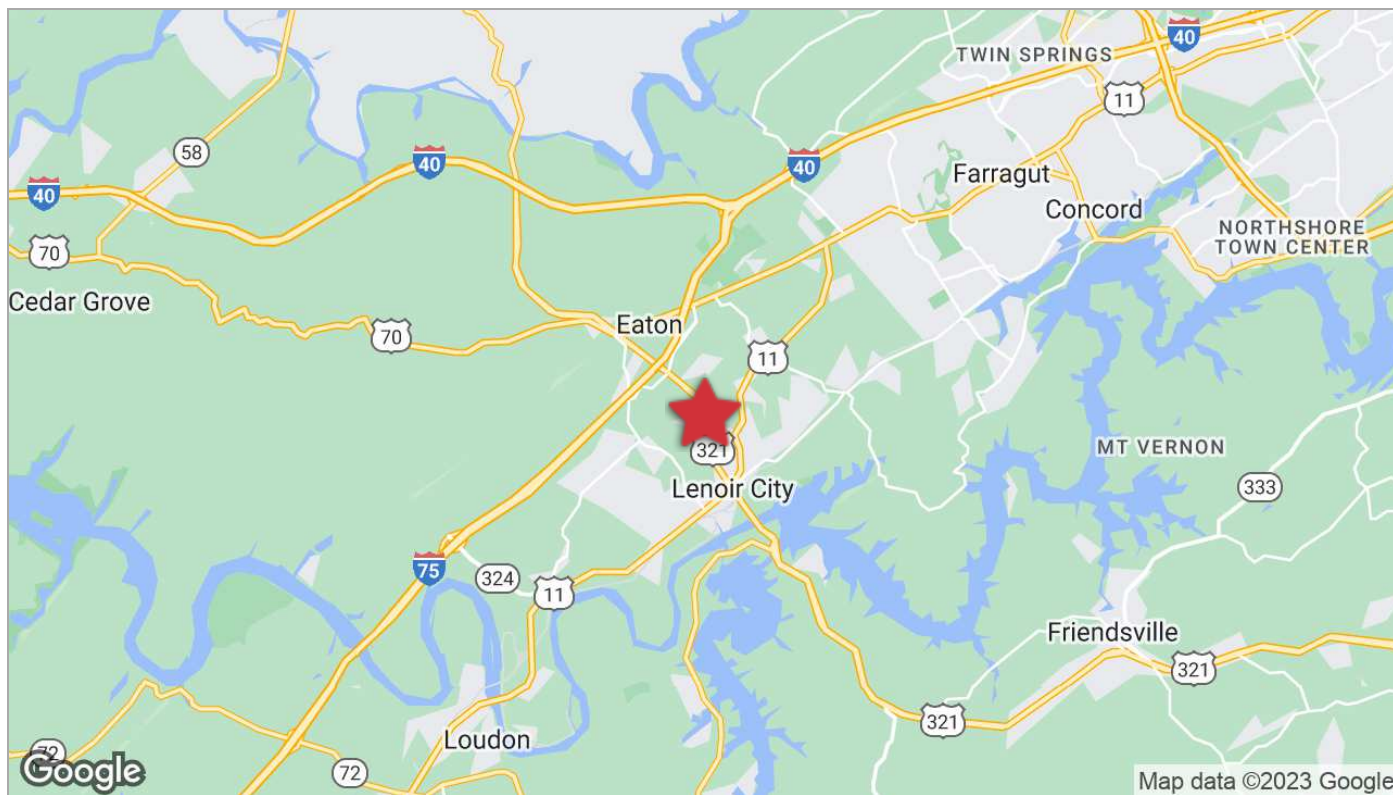
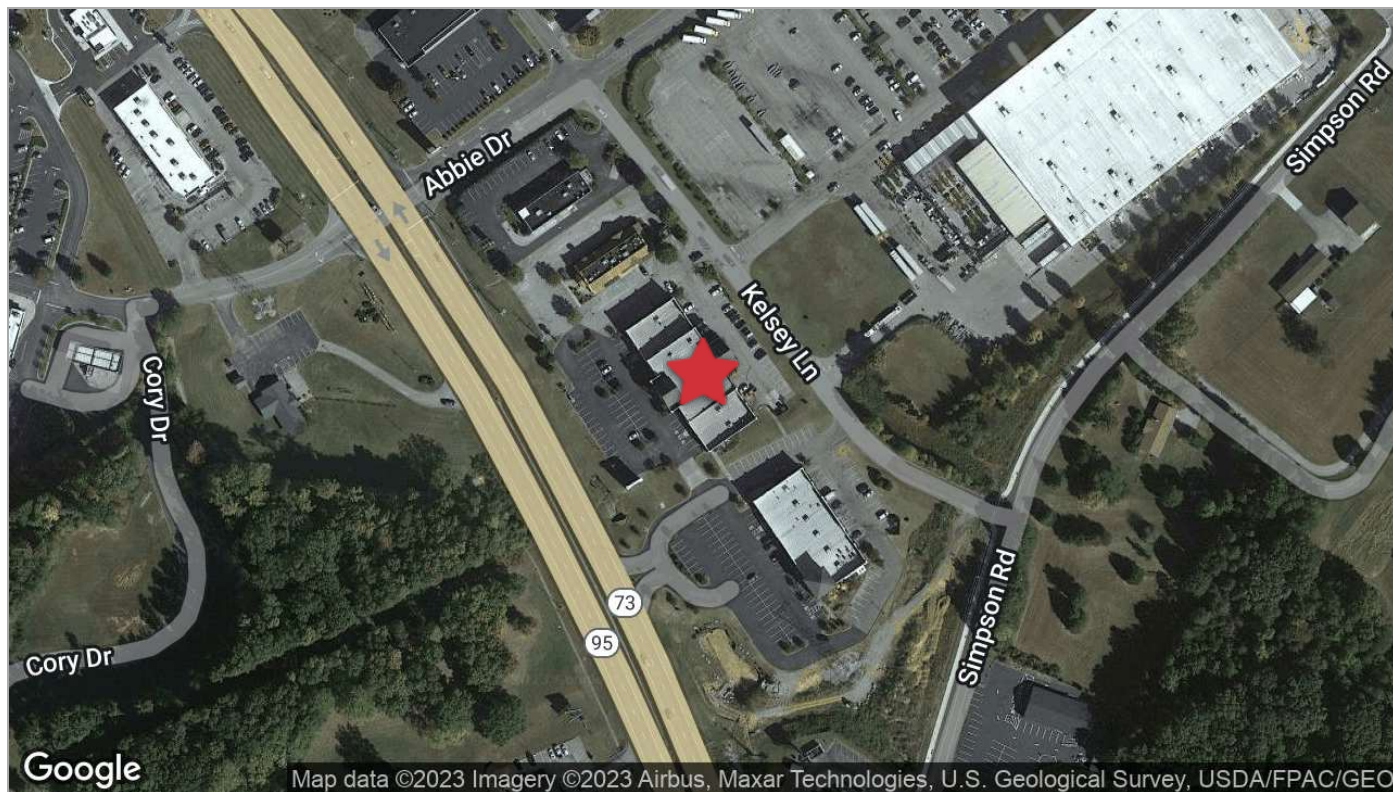
For Lease

Lenoir Mills



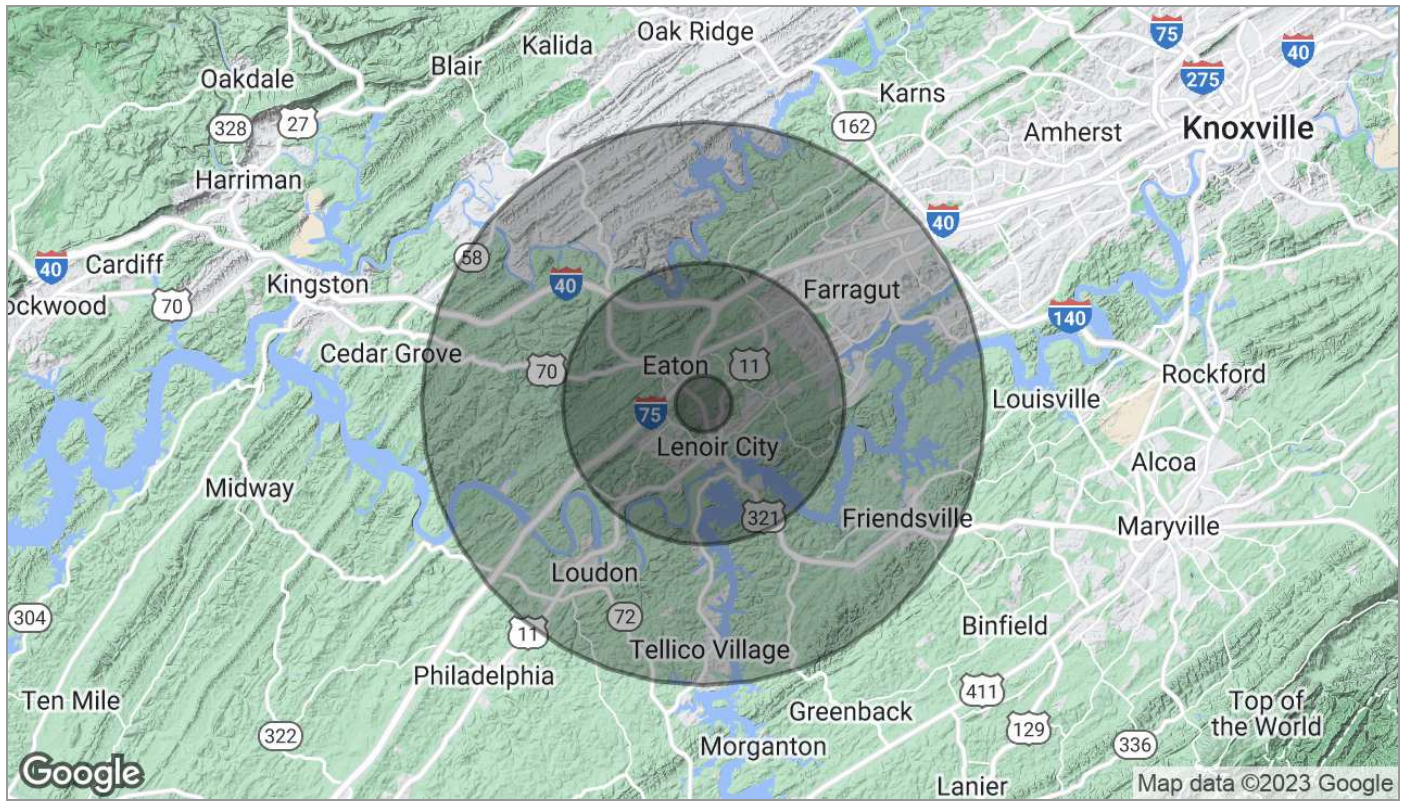
For Lease

Lenoir Mills



For Lease

Lenoir Mills



Population	1 Mile	5 Miles	10 Miles
TOTAL POPULATION	2,413	28,858	91,057
MEDIAN AGE	36.4	40.7	43.4
MEDIAN AGE (MALE)	36.0	40.0	42.6
MEDIAN AGE (FEMALE)	39.7	42.8	44.6
Households & Income	1 Mile	5 Miles	10 Miles
TOTAL HOUSEHOLDS	969	11,420	35,512
# OF PERSONS PER HH	2.5	2.5	2.6
AVERAGE HH INCOME	\$51,364	\$70,556	\$85,566
AVERAGE HOUSE VALUE	\$175,034	\$230,819	\$303,265

* Demographic data derived from 2020 ACS - US Census

For Lease

Lenoir Mills



SPACE

LEASE RATE

LEASE TYPE

SIZE (SF)

AVAILABILITY

For Lease

Lenoir Mills

Agent Profile



Michael Moore

Senior Advisor
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Professional Background

Michael Moore has a diverse background in real estate and facility management. Active in the Knoxville brokerage community since 2010, Michael has hit the ground running. He has significant experience in NNN leasing, vacant land development, bank REO properties, and asset sales. Clients range from local clients, US clients from coast to coast, and international clients ranging from Singapore, Australia, New Zealand and Europe. Prior representations include- Best Buy, Walgreen's, Bojangles, Gatorstep, Mortgage Investors Group, Tennova and more.

Michael honed his craft in the Rocky Mountains, holding broker licenses in Idaho and Wyoming. Accomplishments included the marketing and sale of several large working and guest ranches totaling over 3000 acres, income producing resort assets and select mountain properties.

Prior to embarking upon a career in real estate, Michael was General Manager of several resort properties and service related establishments, including several restaurant start ups.

Combining a knack for communication, intense and comprehensive diligence and market knowledge, Michael is able to bring multiple faceted skills to the various sides of real estate brokerage.

Memberships & Affiliations

Knoxville Association of Realtor's CIE

Tennessee Association of Realtor's

Past Board Member of the Teton Board of Realtor's Ethics Council

2017, 2019, 2020, 2021 CoStar Retail Power Broker

2020 NAI Koella/RM Moore, Inc

Education

University of Tennessee College of Journalism, 1992-1997

For Lease

Lenoir Mills

Agent Profile

NAI Koella | RM Moore

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