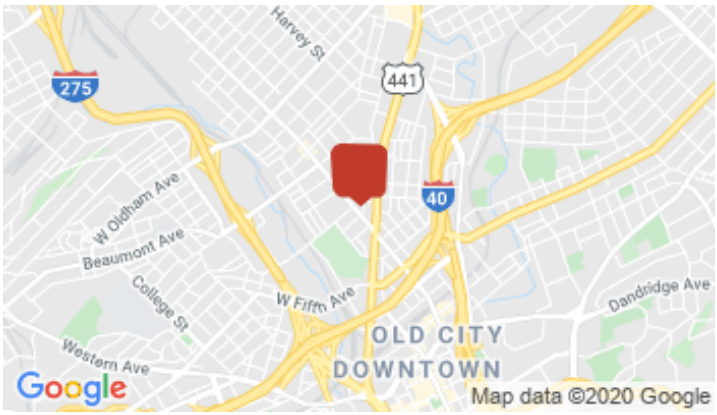
854 N Central St

854 N Central St, Knoxville, TN 37917

Listing ID:	30427304
Status:	Active
Property Type:	Retail-Commercial For Lease
Retail-Commercial Type:	Free-Standing Building, Restaurant
Contiguous Space:	2,633 - 3,600 SF
Total Available:	3,600 SF
Lease Rate:	$18 PSF (Annual)
Base Monthly Rent:	$5,400
Lease Type:	NNN
Nearest MSA:	Knoxville
County:	Knox
Tax ID/APN:	094DC021
Property Visibility:	Excellent
Tenancy:	Single Tenant
Year Built:	1940
Parking Type:	Surface



Overview/Comments

See attached Floor Plan for what the Landlord is willing to build the space into.

Landlord is looking to work with a tenant to update building, including potential new kitchen space for a restaurant if needed. Current conditioned interior SF is 2,631 but there is room to add about 1,000SF on to the back for a total of 3,600 SF for a single tenant. Substantial improvements intended. Space also available for office or retail.

Property has large windows, tall ceilings, concrete floors, and parking to go with it. Great garage feel on the popular Central St.This property is located in the Happy Holler district of N Central. Nearby businesses include Central Filling Station, Magpies Cakes, Schulz Brau Brewing and Elkmont Exchange Brewery. This building has become a well known staple from the former business, The Hive, that was being operated in it.

Property Contacts

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