

KNOB CREEK RD RETAIL CENTER

1904 Knob Creek Road
Johnson City, TN 37604

Location

Intersection of Knob Creek Rd and Sunset Dr in North Johnson City

Available for Lease

Suite 3B: 931+/- SF retail
\$15/SF/year NNN

Highlights

Mostly open floor plan with storage and restroom

Large window provides natural light

Located in the heart of Johnson City

Ample parking

Zoned B-4

Proximal to several professional parks, retail corridors and residential neighborhoods

Traffic Counts

Sunset Dr: 16,422 (2025)
Knob Creek Rd: 8675 (2025)

Demographics

(2026 Est.)	3 mile	5 mile	10 mile
Population	51,592	86,224	169,289
Median HH Income	\$58,191	\$60,787	\$66,513
Median Age	36.2	38.3	41.9

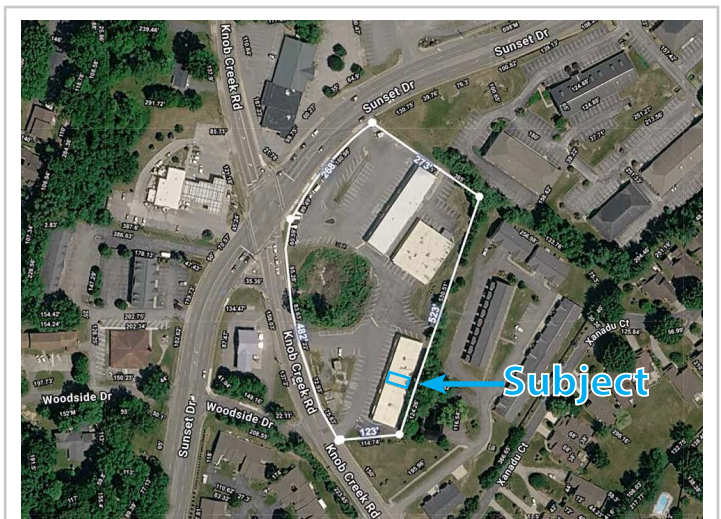
Contact

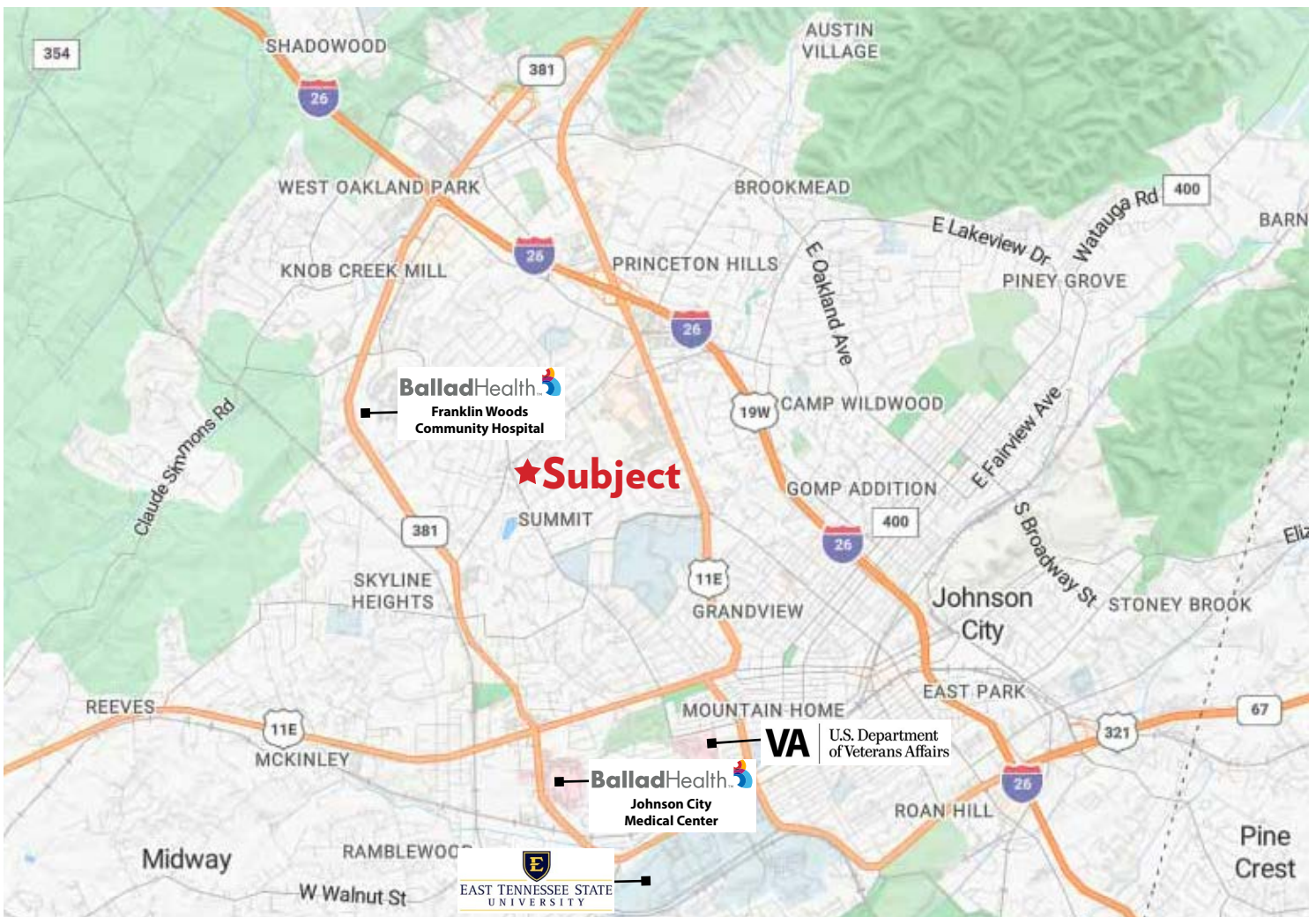
Shannon K. Castillo

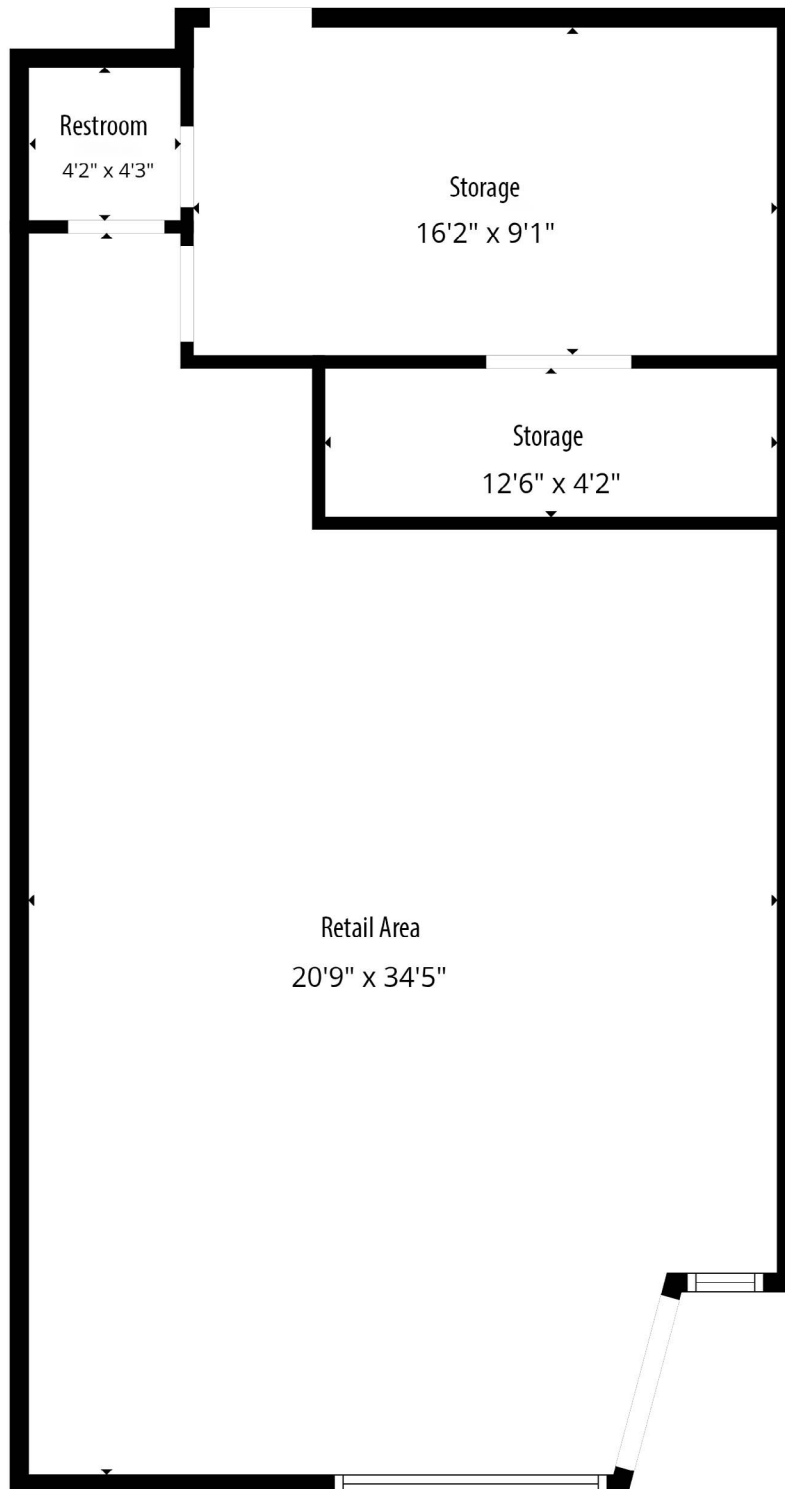
Broker

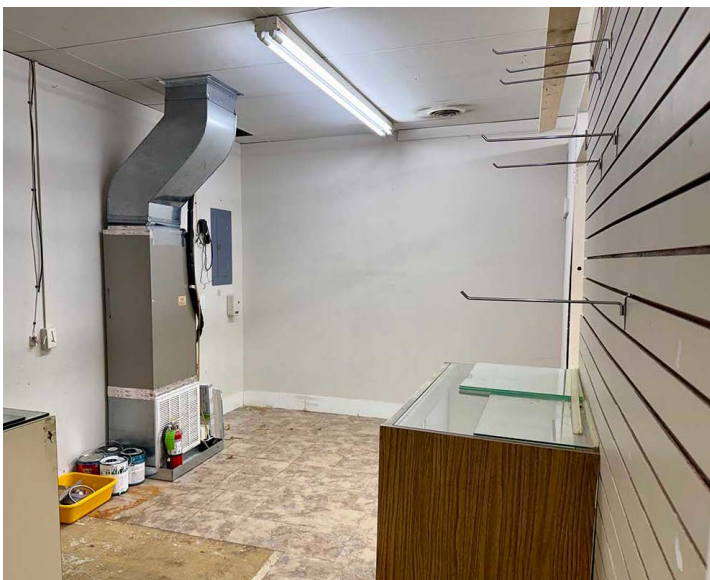
shannon@mitchcox.com

📞 423-282-6582 | 📠 423-282-5903
www.mitchcox.com









MITCH COX
REALTOR, INC.

2304 Silverdale Drive, Suite 200, Johnson City, TN 37601
423-282-6582 (o) 423-282-5903 (f) www.mitchcox.com