

SUNSET DRIVE RETAIL CENTER

805 Sunset Drive
Johnson City, TN 37604

Location

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

Available for Lease

Suite 5: 1,220+/- SF retail
\$13/SF/year NNN

Highlights

Open work area and one restroom

Existing salon equipment may be purchased separately

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

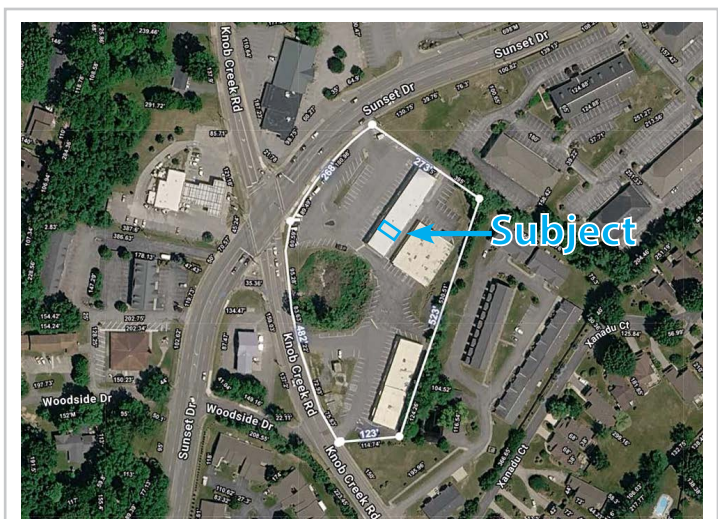
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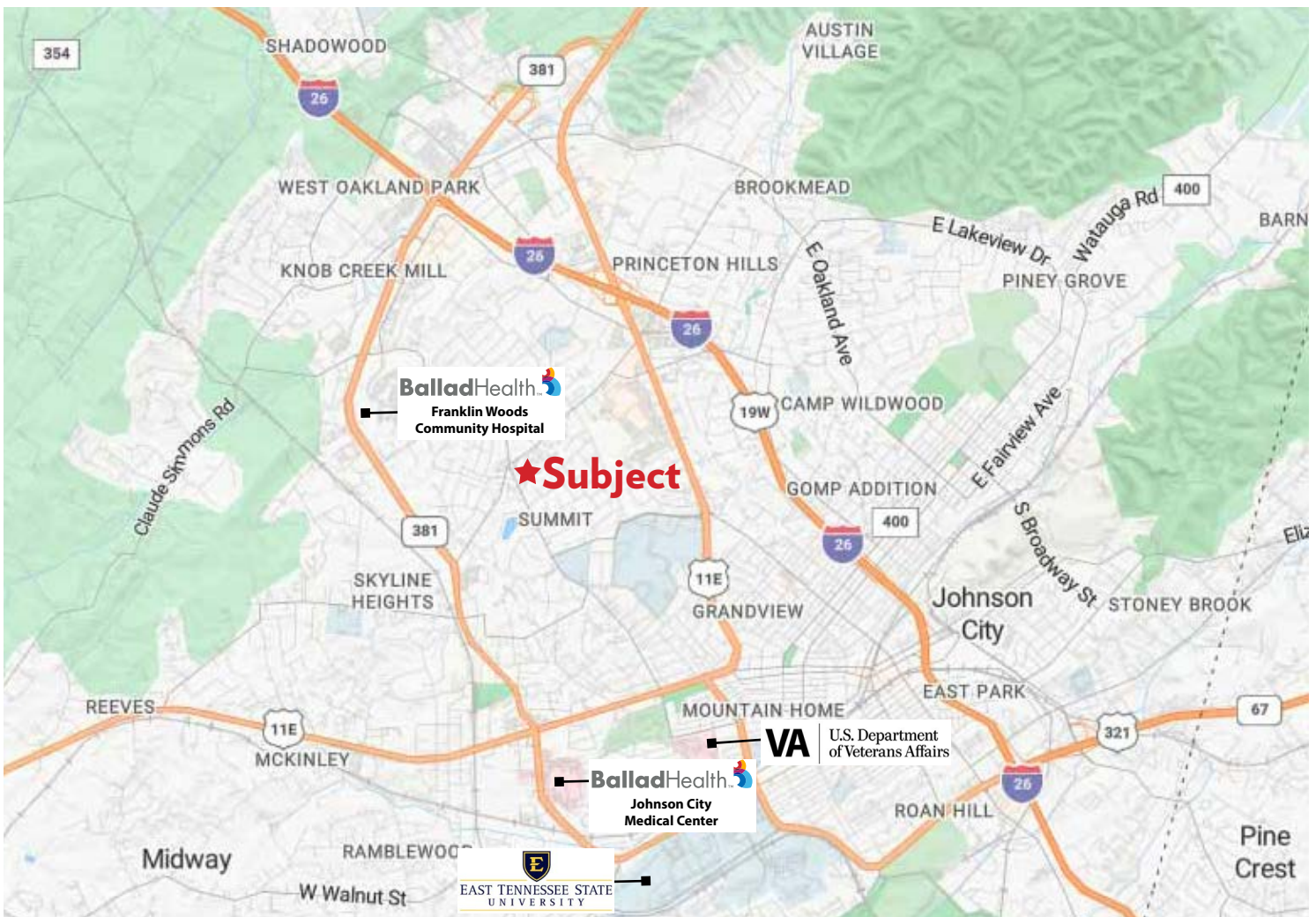
Shannon K. Castillo

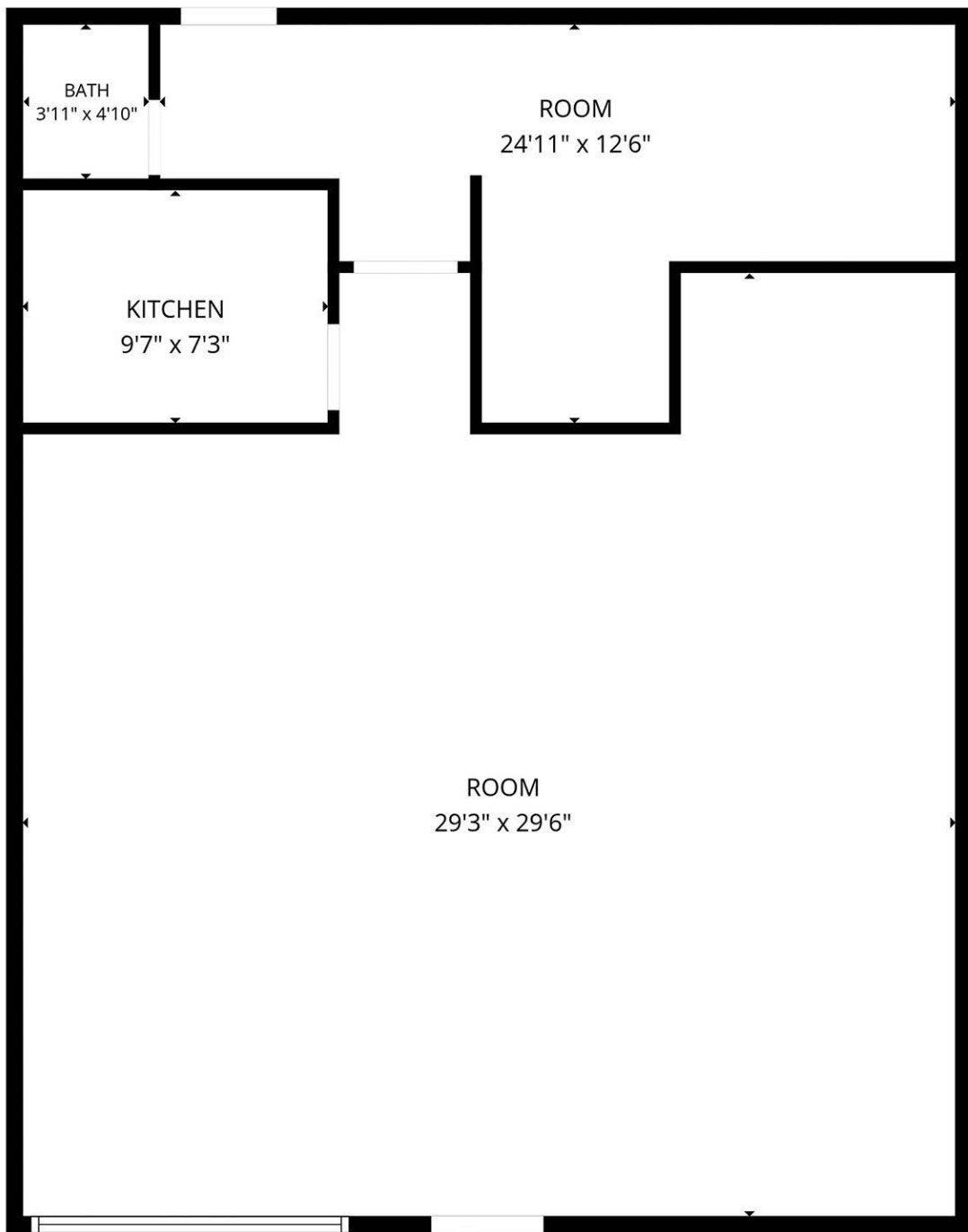
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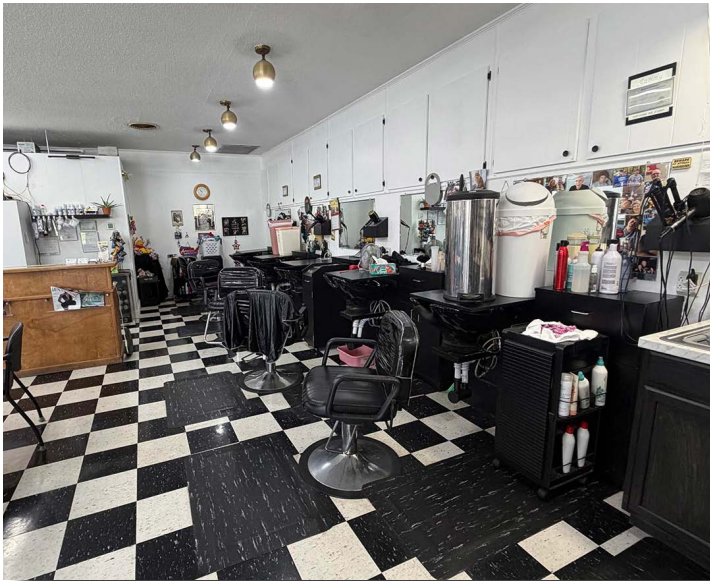
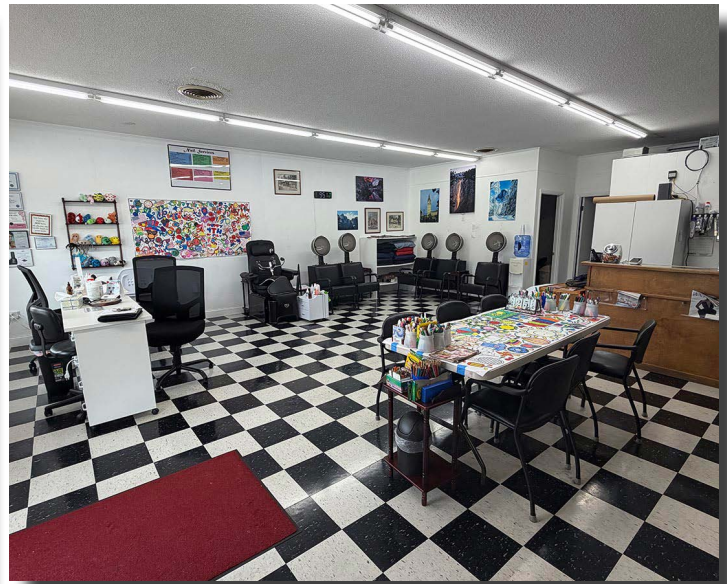
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