

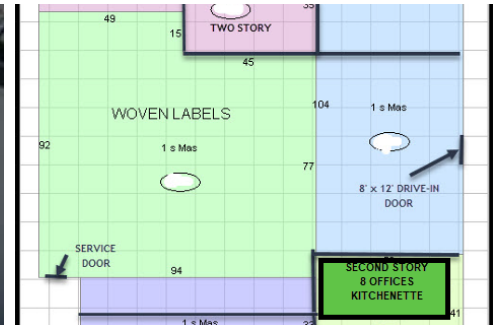
Industrial Building for Sale or Lease in ...

Industrial: Warehouse/Office For Sale

2409 Sycamore Drive, Knoxville, TN, 37921

Prepared on June 24, 2026

1 of 1 Listings



Listing Details | Industrial For Sale

Total Available Space	26,200 SF
Asking Price	\$2,620,000
Listing Price Per SF	\$100.00
Cap Rate (Actual)	-
Total Expenses	\$11,864
Signage	Free-Standing
Show Instructions	Call broker
Tax Year	2024
Real Estate Taxes	\$11,864 in 2024
Vacant	Yes
Vacant Date	3/10/2026
Available Date	3/10/2026
Days On Market	100 days
Date Listed	3/16/2026

Last Modified	6/23/2026
Listing ID	44542599
Electric Service	Yes
Clear Height	12 - 22 ft
Ceiling Height	-
Dock High Doors	1
Grade Level Doors	1; 8' X 12'
GLD Description	8' X 12'
Mezz. Office Space	(Incl. in Available)
Mezz. (Unfin.) Space	(Incl. in Available)
Parking Spaces	-
Water	Yes
Sanitary Sewer	Yes

Description

Very flexible warehouse-production facility. Heavy electrical service (120/280, 480/277, and 120/240), fully sprinklered, ceiling heights from 12' to 22', 8' x 12' drive-in door, 8' x 8' dock high door, 7' x 12' (wide) service door, upper level storage areas, conference/training area.

Tenant must verify measurements and other statements.

Industrial Park convenient located to I-640, I-40 and I-75.

Property Features

Location Details

Address	2409 Sycamore Drive, Knoxville, TN, ...
Zoning	I-G
County	Knox

Parcels	080MC025
Name	2409 Sycamore Dr
Nearest MSA	Knoxville

Building Details

Sub Type	Warehouse/Office
Building Status	Existing
Building Size	26,200 SF
Land Size	2.7 Acres / 117,612 SF
Number of Buildings	1
Number of Floors	2
Year Built	1960
Primary Constr. Type	Framed
Occupancy Type	Multi-tenant
Yard	-
Electricity	Yes

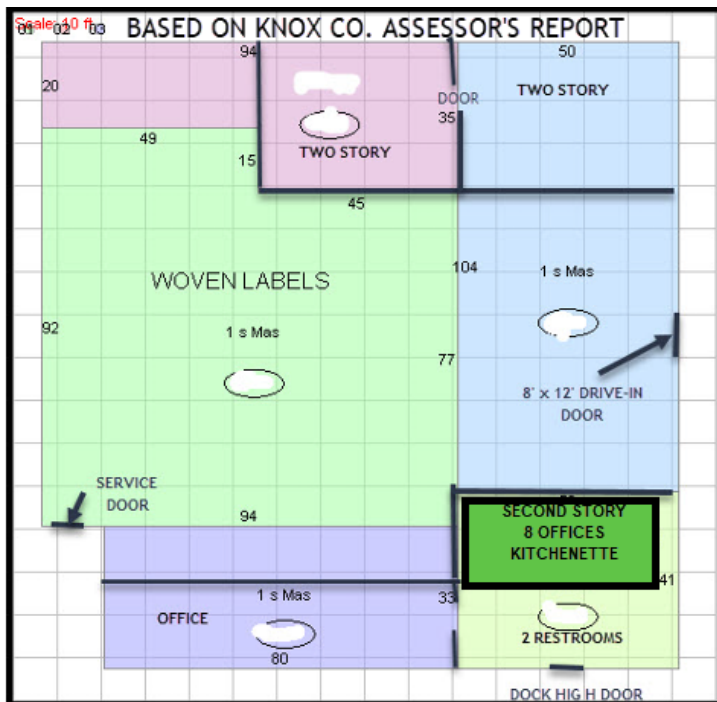
Clear Height	12 - 22 ft
Ceiling Height	-
Dock High Doors	1
Grade Level Doors	1
Rail Doors	Not present
Sprinklers	Yes
Water	Yes
Sanitary Sewer	Yes
Rail Service	No
Rentable Space	26,200 SF

Property Listings

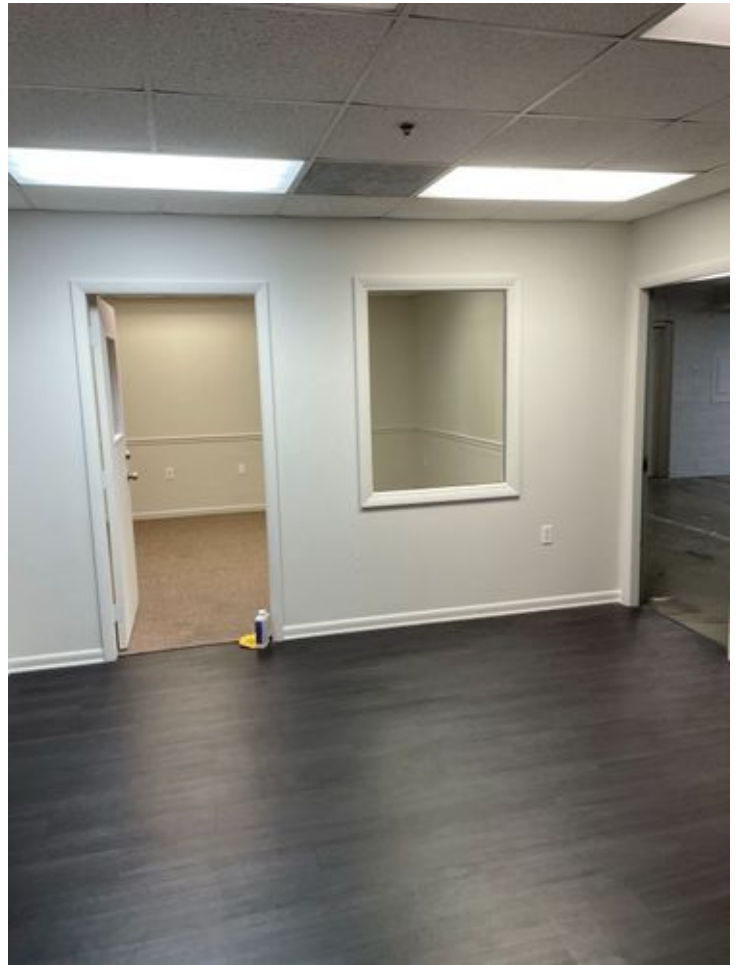
2 Listings | 26,200 SF | Negotiable

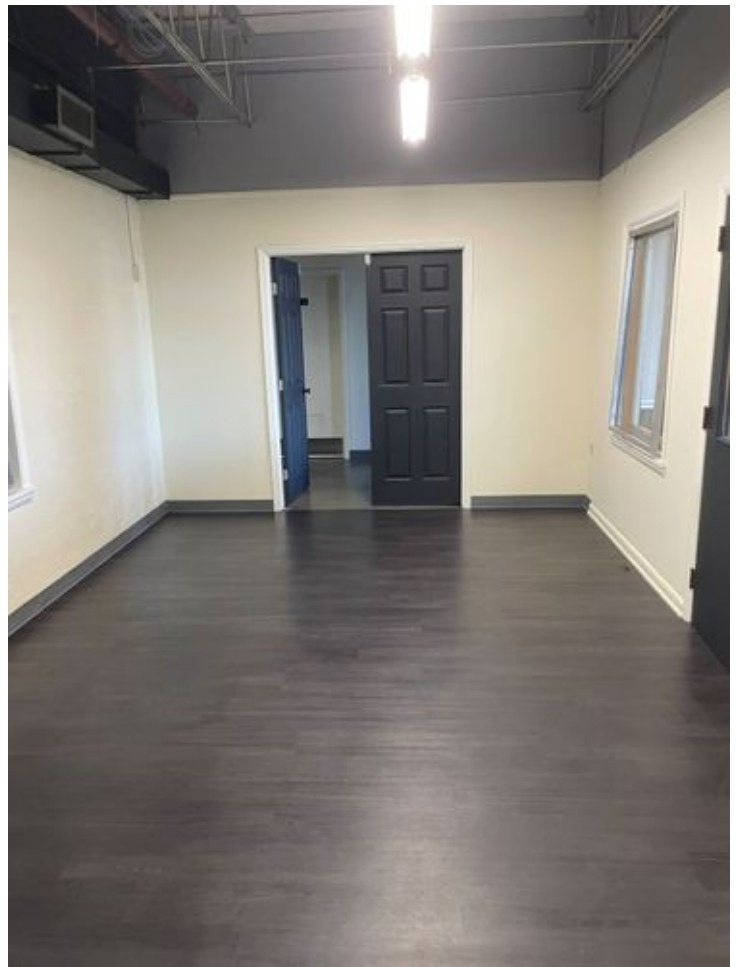
Type	Space Use	Suite	Available Space	Rate	Available	Clr Ht	Ceil Ht	Doors	Office	Yard	Power
For Sale	Flexible ...	-	26,200 SF	\$2,620,000	3/10/2026	-	-	1 GD, 1 DH	-	-	- / - / 3Ø
For Lease	Flexible ...	-	26,200 SF	\$20,742 Month	3/10/2026	12-2...	12-22 ft	-	-	-	- / - / -

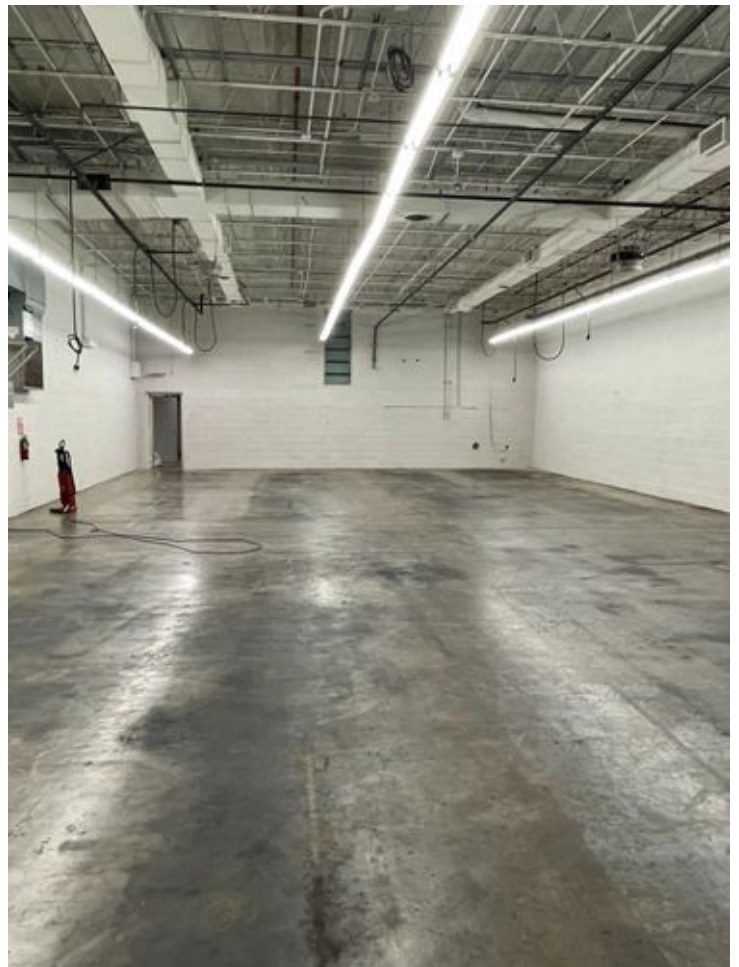
Additional Photos

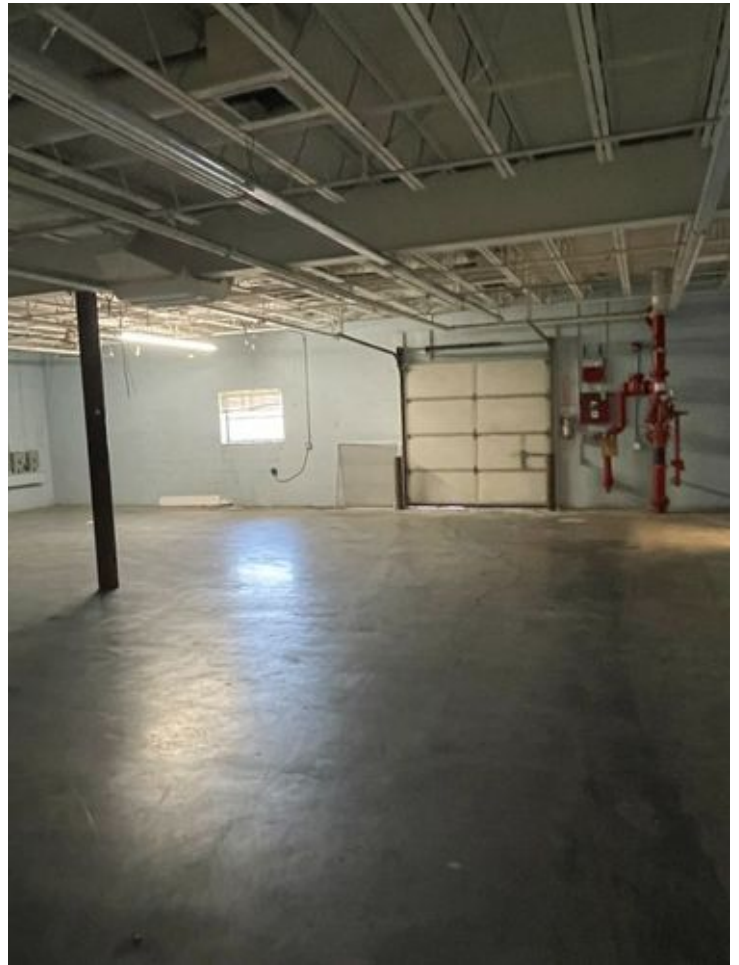


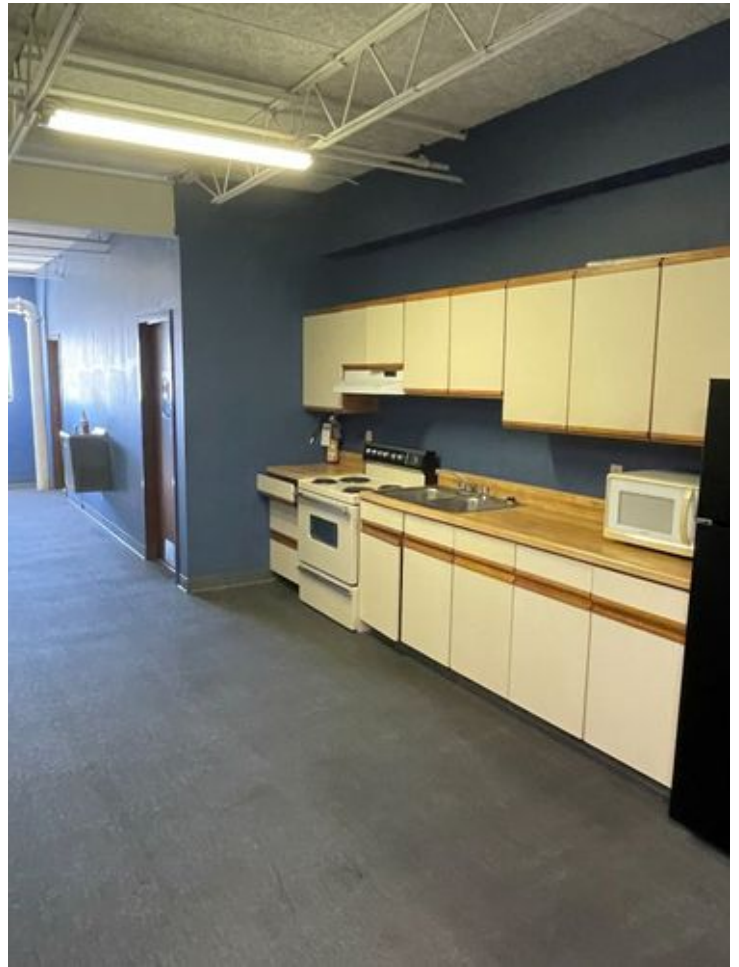
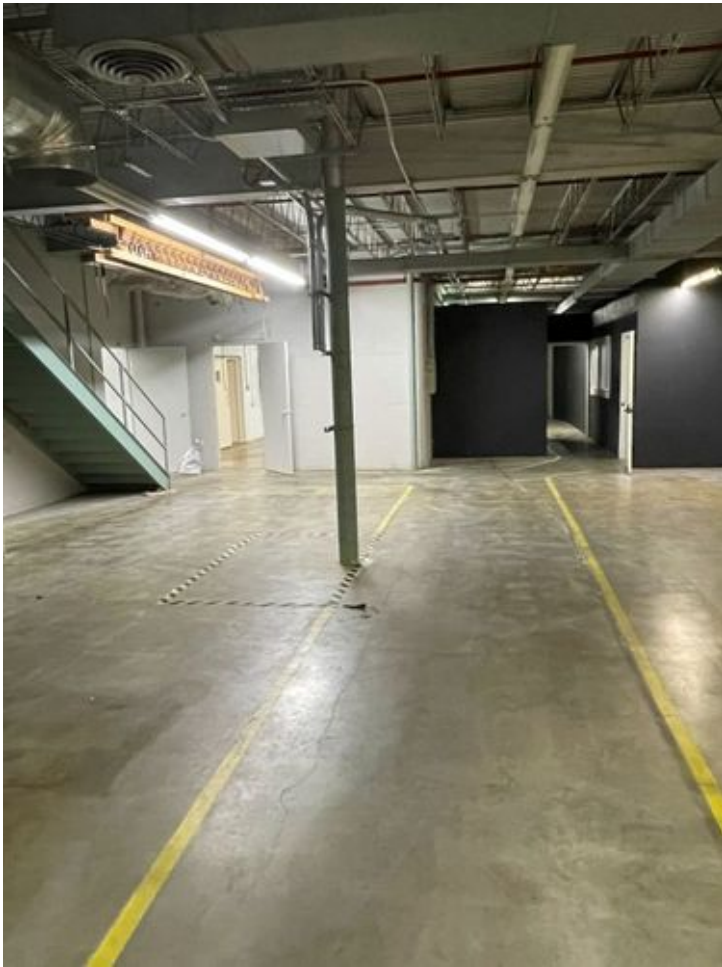


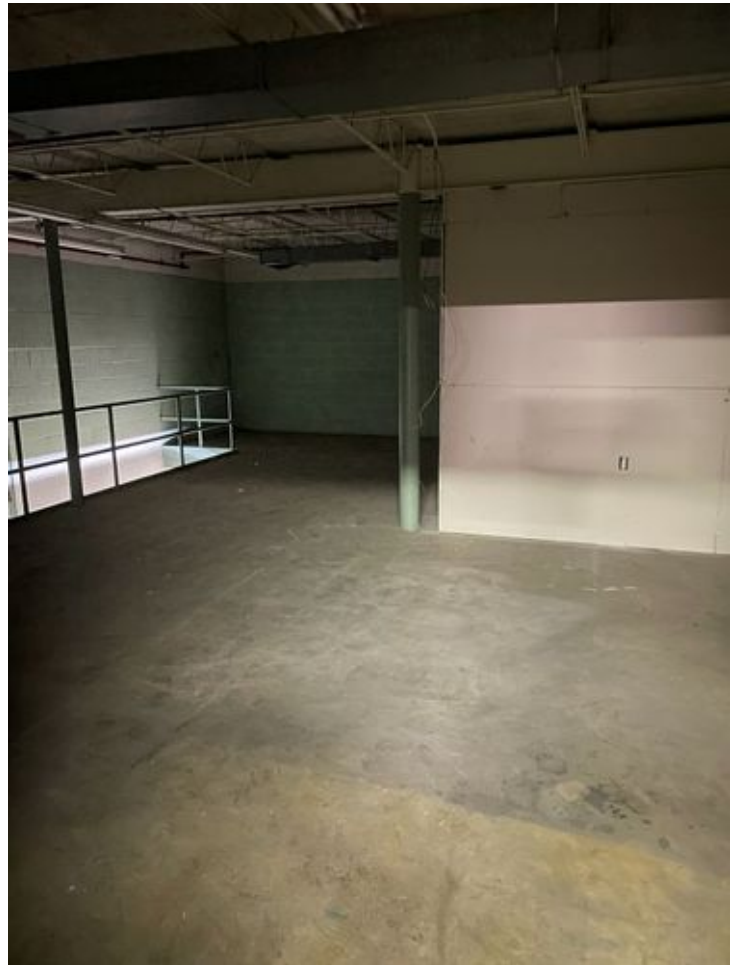


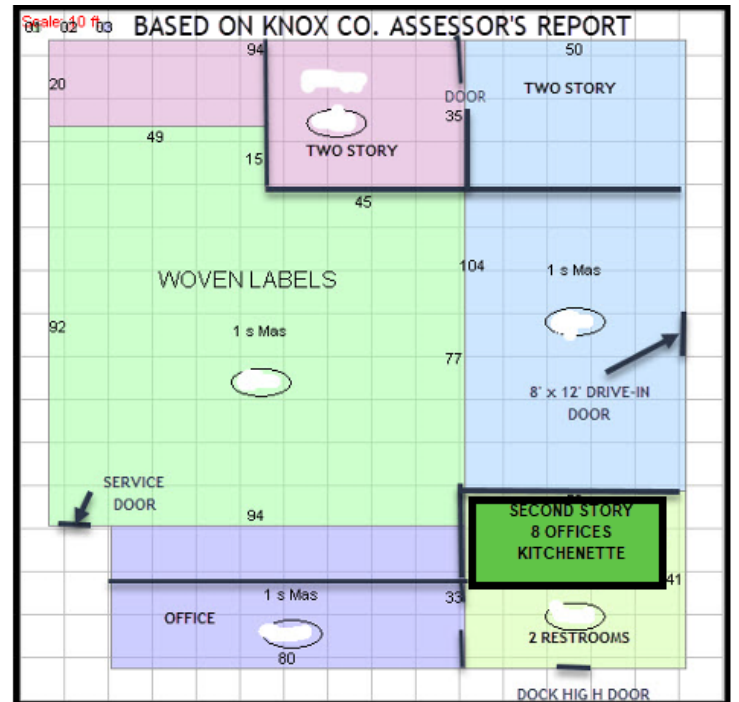














Contact



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