

DOWNTOWN RESTAURANT SPACE

71 Wilson Avenue
Johnson City, TN 37604

Location

Intersection of Wilson Avenue and Commerce Street
in Downtown Johnson City

Available for Sale or Lease

Suite 1 - 9,605 SF restaurant space
For sale: \$2,100,000
For lease: \$16/SF/year NNN

Highlights

Adjacent to Founders Park & Johnson City Farmers' Market
Ample seating for more than 220
Bar, large kitchen and two walk-in coolers
Parking lot with 20 spaces
On-street parking and public parking lots nearby
13' ceiling with exposed beams
Wet sprinkler system
7 roll-up doors on the exterior

Traffic Counts

W State of Franklin Rd: 15,793 (2025)

Demographics

(2025 Est.)	3 mile	5 mile	10 mile
Population	53,941	81,332	162,759
Median HH Income	\$50,067	\$53,443	\$60,668
Median Age	35.2	37.7	41.6

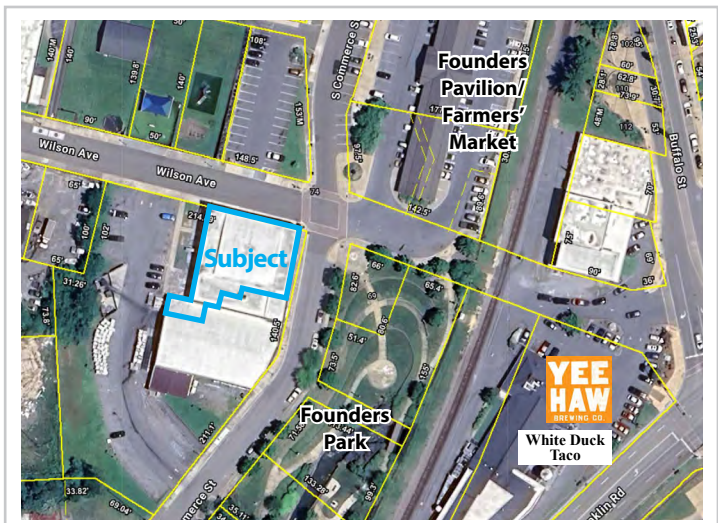
Contact

Shannon K. Castillo

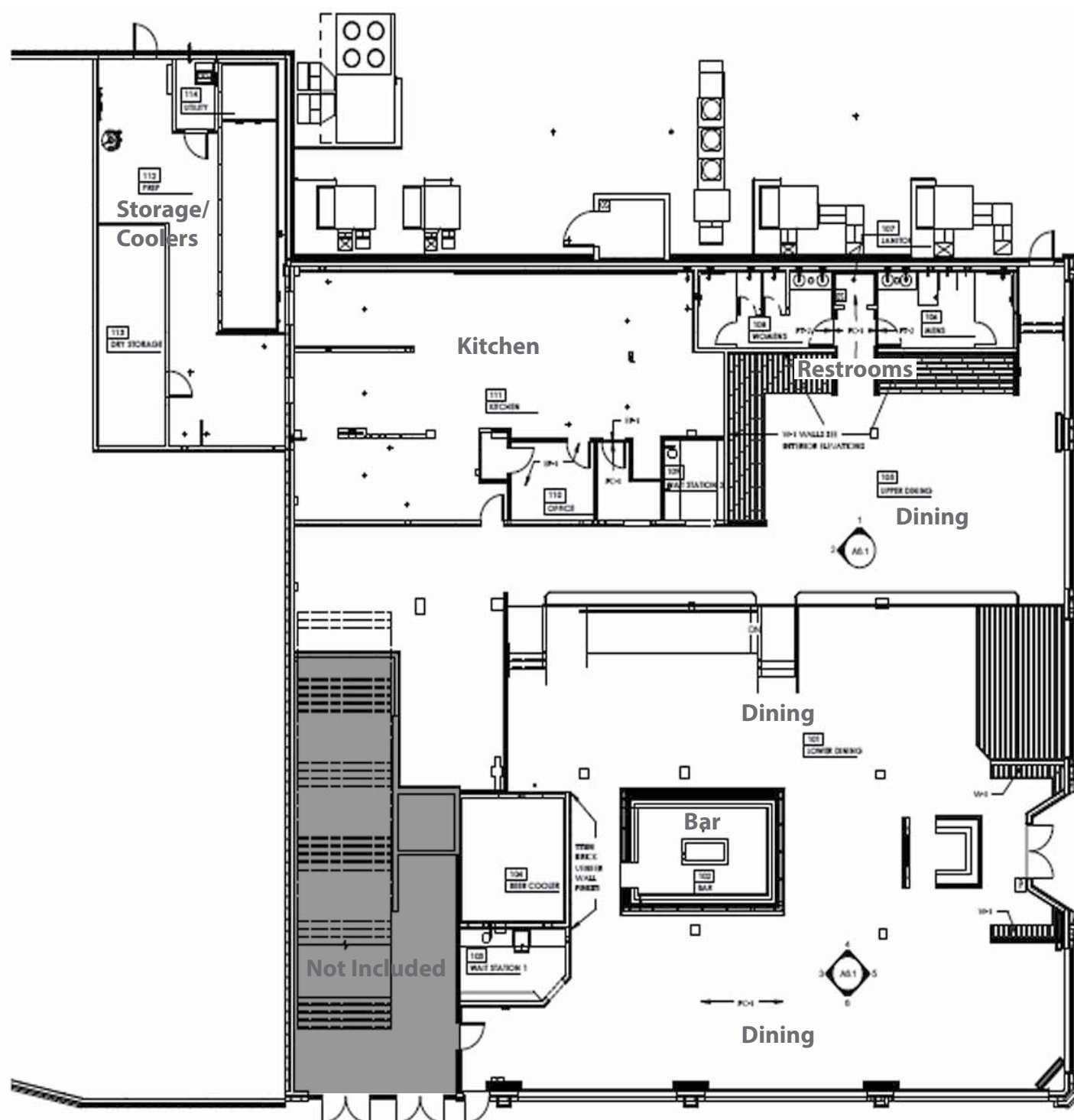
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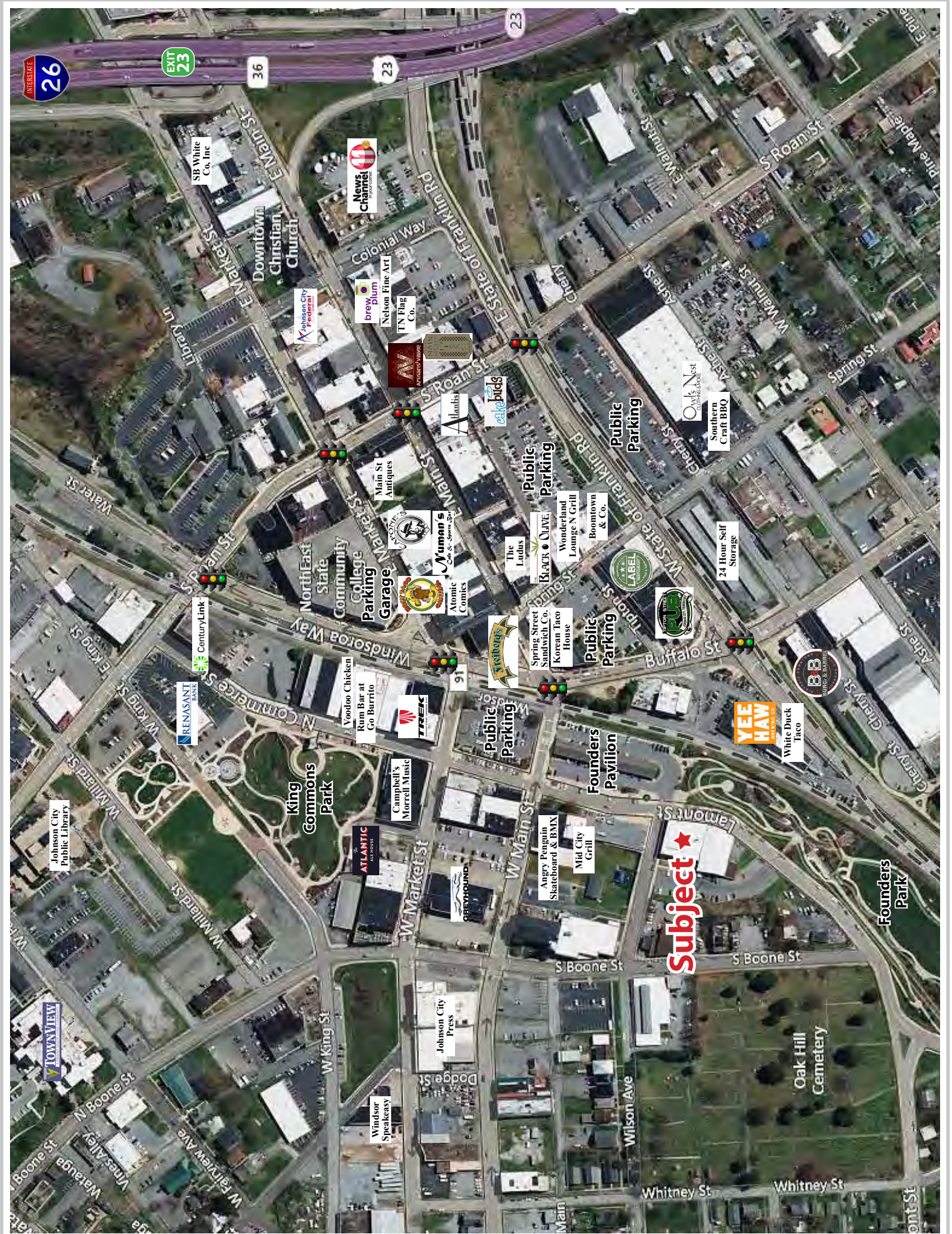
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