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# 977 Highway 25-70, Newport, TN 37821

**$701,000** · MLS #9952604 · brphomes.com/mls/9952604




| 10,716 | 1961 | 1.9 |
|---|---|---|
| SQ FT | YEAR BUILT | ACRES |

## Property Facts

**Property Type:** Commercial Sale

**Status:** Active

**Year Built:** 1961

**Lot Acreage:** 1.9

**City Taxes:** $0

**County Taxes:** $3,660.77

## Description

This property offers over 10,000 sq ft of usable space sitting on 1.9 acres of land, making it an ideal location for a warehouse or any type of business. This location is very close to the entrance of the expanded Highway 321 with travel time being approximately., 45 Min to Gatlinburg, 35 Min to Sevierville and 48 Min to Knoxville making this a perfect location for any business. Its conveniently situated off I-40, boasting 247 feet of highway road frontage and offers over 50 parking spaces in a paved parking lot.

In addition to the main space, there is also a separate apartment with its own entrance at the back of the building. The apartment is currently set up as a 1 bedroom, 1 bathroom space but can easily be converted into a 2-bedroom unit. The apartment comes with essential appliances such as a microwave, range and washer and dryer hookups.

Previously used as a bowling alley, the property comes fully equipped with amenities such as an air hockey table, video games, vending machines, and more. The roof is approximately 10 years old, providing peace of mind for potential buyers.
The property offers a plethora of possibilities and is must-see. Schedule a viewing today to explore its full potential!

## Features & Amenities

**INTERIOR**

Central Air • Machinery • Natural Gas Heating

**EXTERIOR**

Block Exterior • Highway • Rubber Roof • Shingle Roof

**OTHER**

220 Volts • Average Condition • Deed Restrictions • Public Sewer • Public Water • Recreation

Listing courtesy of Country Living Realty

SCAN TO VIEW ONLINE
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