

Tbd Peoples St, Johnson City, TN 37604

\$899,000 · MLS #9997441 · brphomes.com/mls/9997441



2.78
ACRES

Property Facts

Property Type: Land
Status: Active
Lot Acreage: 2.78
City Taxes: \$4,575.59

County Taxes: \$5,675.92
Elementary School: Towne Acres
Middle School: Indian Trail
High School: Science Hill

Description

Exceptional 2.78-acre commercial development opportunity in one of Johnson City's most active retail and healthcare corridors. Positioned just off Interstate 26 with visibility to more than 60,000 vehicles per day, this highly accessible site offers outstanding exposure and convenient access from both the North Roan Street and State of Franklin Road interchanges.

Surrounded by established national retailers and major employers. The property is located adjacent to Hobby Lobby, At Home, Starbucks, Guitar Center and Holston Medical Group, while remaining just minutes from East Tennessee State University, Johnson City Medical Center, the Bill Gatton College of Pharmacy, the James H. Quillen VA Medical Center and numerous residential communities.

Zoned B-4, the site offers flexibility for a wide variety of commercial uses including hospitality, restaurants, retail, medical, professional office, convenience services and mixed commercial concepts. As one of the few remaining development sites within this established corridor, the property presents an exceptional opportunity to serve the growing Johnson City market.

Whether you're an investor, developer, or end user, this location combines visibility, accessibility and surrounding demand in a way that is increasingly difficult to find.

Features & Amenities

EXTERIOR

Commercial • Lot/Tract

OTHER

Above Average Condition • At Road Sewer • At Road Water • Public Sewer • Public Water

Listing courtesy of The Elite Team Agency



SCAN TO VIEW ONLINE
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