

16 5th Street, Bristol, TN 37620

\$424,900 · MLS #9989001 · www.brphomes.com/mls/9989001



TVR MLS

4,242
SQ FT

1958
YEAR BUILT

0.24
ACRES

Property Facts

Property Type: Commercial Sale

Status: Active

Year Built: 1958

Lot Acreage: 0.24

City Taxes: \$981.90

County Taxes: \$1,089.34

Description

Welcome to #16 5th Street, the former Bristol Trailways Bus Station—a landmark property rich with memories, community stories, and architectural character. Built in 1958 and constructed of solid block and concrete, this 4,242 SF, two-level structure has served as a backdrop to decades of life in Bristol. Families once gathered here to welcome loved ones home, and generations of mothers stood on the platform sending their sons off to military service. Later, the building became part of the iconic Mallicote Printing operation, adding another chapter to its legacy.

Inside, the building immediately transports you back in time. Its signature interior balcony, once overlooking the waiting area and café, remains a standout feature and offers tremendous potential in a modern adaptive-reuse concept.

Out front, a striking 20-foot canopy stretches over the sidewalk—an incredible opportunity for outdoor café seating, covered patio use, or creative signage. With abundant public parking directly across the street, this location is as practical as it is historically meaningful.

Located in the B2 Downtown Business District, this property is perfectly positioned for a wide range of commercial uses. Whether envisioned as a restaurant, coffeehouse, boutique retail space, creative office, gallery, or mixed-use concept, the building's character and footprint offer tremendous versatility.

Take hold of a rare chance to bring new life to one of Bristol's most memorable structures. For entrepreneurs, developers, or visionaries looking for a building with soul—and unmatched potential—#16 5th Street is ready for its next story.

Features & Amenities

INTERIOR

Electric Heating • Natural Gas Heating

EXTERIOR

Block Exterior • City Street • Composition Roof

OTHER

220 Volts • Average Condition • Bar/Tavern/Lounge • Electricity Connected • Fee Simple • Natural Gas Connected • Professional Service • Public Sewer • Public Water • Rec Right of Way Easements • Restaurant • Right of Way Restrictions • Sewer Connected • Water Connected

Listing courtesy of TCI Group - Jerry Petzoldt Agency, LLC



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