FOUND ON WWW.BRPHOMES.COM

3033 Highway 126, Blountville, TN 37617

$299,900 · MLS #9995435 · www.brphomes.com/mls/9995435



1,505	1962	0.34
SQ FT	YEAR BUILT	ACRES

Property Facts

Property Type: Commercial Sale
Status: Active
Year Built: 1962
Lot Acreage: 0.34
City Taxes: $0
County Taxes: $619.35

Description

Looking for a commercial opportunity in the heart of the Tri-Cities? Don't miss this one!

Positioned along one of the area's most heavily traveled corridors, this versatile commercial property offers over 2,300+ sqft of rentable space with exceptional visibility, easy access, and endless potential for owner-users and investors alike. Currently operating as a flooring store, the building is well-suited for a variety of commercial uses thanks to its flexible B4 zoning and highly functional layout.

Strategically located just off Hwy 126, this property benefits from outstanding exposure along a major thoroughfare with

strong daily traffic counts, making it an ideal location for businesses seeking maximum visibility and convenience. Whether you're looking to relocate your existing business, expand operations, open a retail storefront, office space, showroom, service business, or add a quality commercial asset to your investment portfolio, the possibilities here are extensive.

Surrounded by established businesses and offering quick access throughout Johnson City, Kingsport, Bristol, and the surrounding Tri-Cities region, this location combines accessibility, exposure, and long-term upside in one attractive package.

Whether you're an entrepreneur looking to grow your business or an investor searching for a turn-key opportunity in a high-traffic location, this property checks all the boxes. Priced to sell at $349,000, call today to schedule your private showing before it's gone! Information is deemed reliable but was collected from third-party sources and is subject to verification by the buyer and the buyer's agent.

Features & Amenities

INTERIOR

Heat Pump

EXTERIOR

Block Exterior • Brick Exterior • City Street • Highway • Infrastructure In • Rubber Roof • Shingle Roof

OTHER

Above Average Condition • Fee Simple • Floor Plan • Office/Showroom • Professional/Office • Public Water • Retail • Septic Tank Sewer

Listing courtesy of The Addington Agency Bristol

SCAN TO VIEW ONLINE
www.brphomes.com/mls/9995435