



Former Krystal For Lease

Emory Road @ I-75

405 E Emory Road

Powell, TN 37849



Contacts:

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Property Details

Name	Former Krystal for Lease ~ Emory Road
Address	405 E Emory Road Powell, TN 37938
Building Size	1,909 SF +/-
Lease Price	See Agent

Demographic Snapshot (*2024 Data)

	1 Mile	3 Mile	5 Mile
Population	5,191	34,134	97,875
Average Household Income	\$87,664	\$95,122	\$84,323

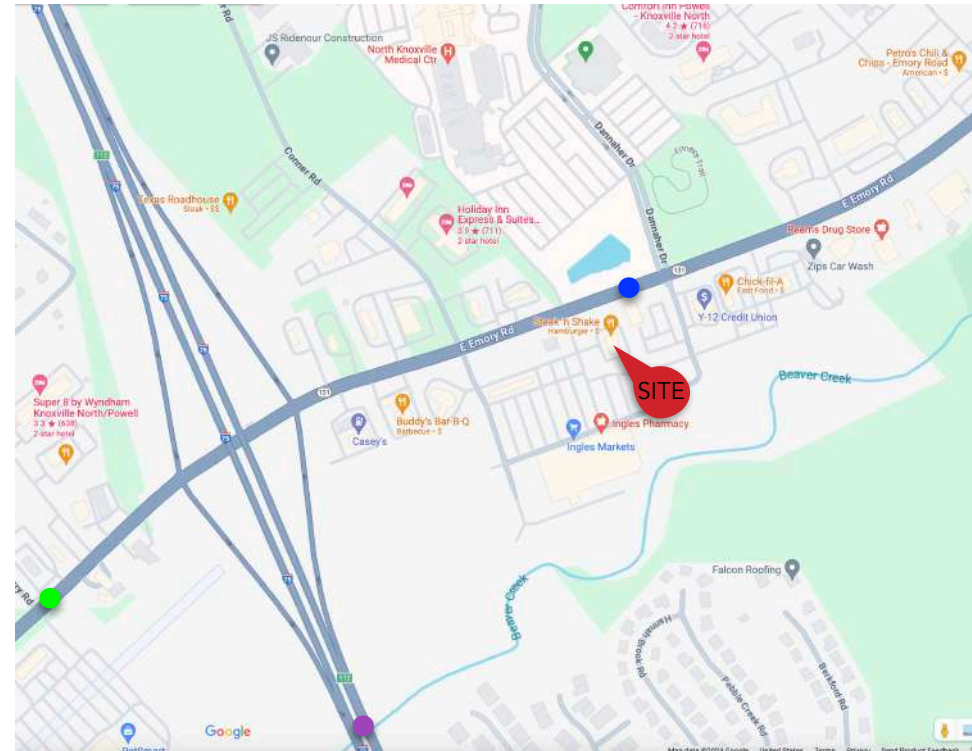
Market Overview

- Former Krystal located on E Emory Road
- Growing area - exit 112 off of I-75 in the North Knoxville Medical Hub
- Good access & visibility
- Good incomes
- Excellent daily traffic counts
- Area retailers include Ingles Market, Kroger, Aubrey's, Five Guys, Chick-fil-a, Zaxby's, Cookout, McDonalds, etc...

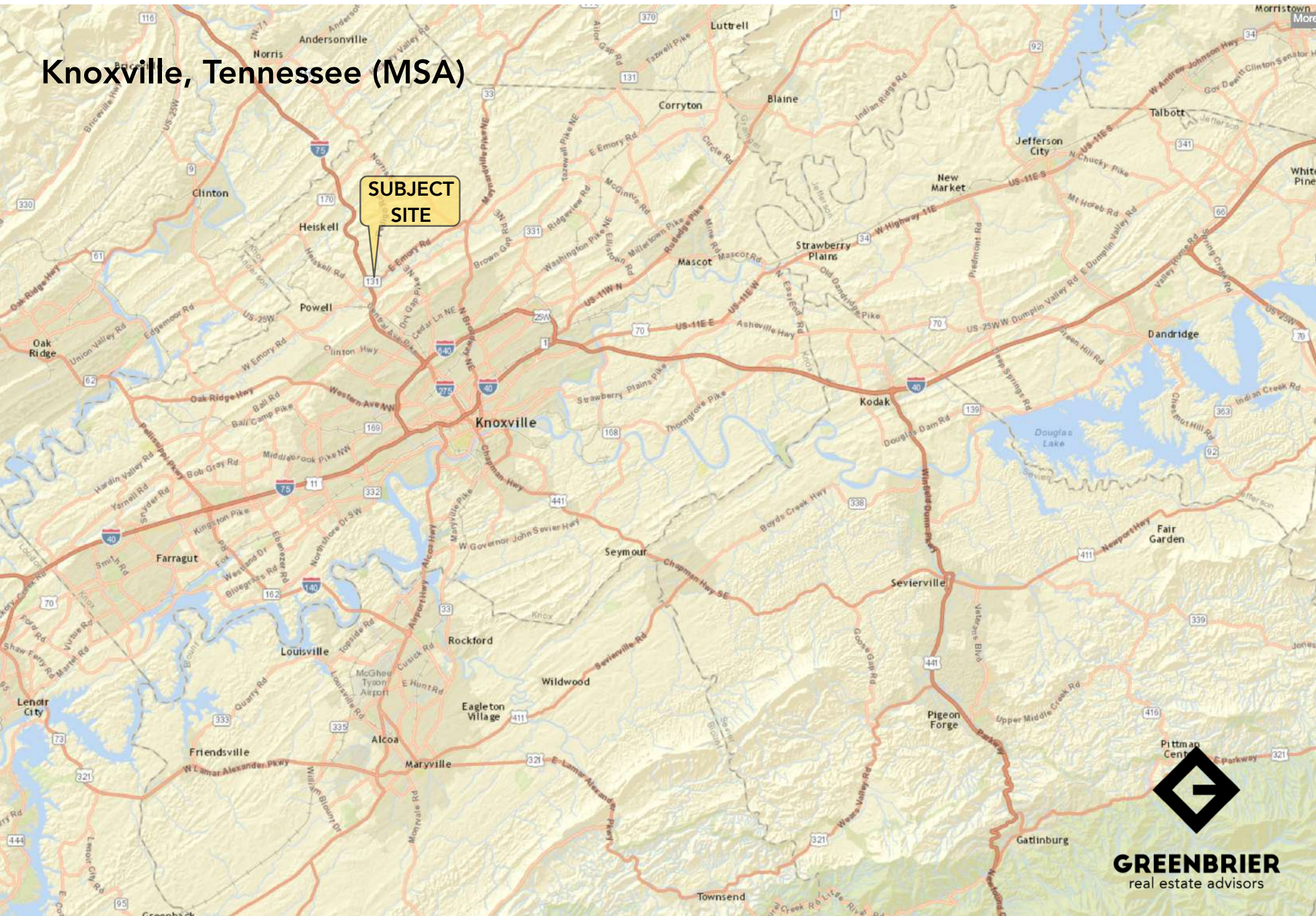
Traffic Counts (*2023 Data)

E Emory Road (East of I-75)	25,270 ADT	●
E Emory Road (West of I-75)	26,450 ADT	●
Interstate 75	81,886 ADT	●

Map



Knoxville, Tennessee (MSA)



Powell, TN
(Emory Road)

Subject Site
(405 E Emory Road)

Dealers
Warehouse
Corporation

Knoxville
Orthopedic
Clinic

Tennova

FIVE GUYS

FIREHOUSE SUBS

petro's

Subway

Wendy's

Steak 'n Shake

ON THE ROCKS

CVS

Regions

E. Emory Road

25,270 ADT (*23)

Wendy's

Subway

Wendy's

Steak 'n Shake

Shoney's

Wendy's

CVS

Regions

Wendy's

Subway

Wendy's

Steak 'n Shake

Wendy's

Steak 'n Shake

Wendy's

Steak 'n Shake

SHONEY'S

Wendy's

CVS

Regions

Wendy's

Subway

Wendy's

Steak 'n Shake

Wendy's

Steak 'n Shake

Wendy's

Steak 'n Shake

Ingles

verizon

Ruby Tuesday

Y12

SALSARITA'S

Peapack

Arby's

CENTURY

Great Clips

26,450 ADT (*23)

PETSMART

Wendy's

CVS

Regions

Wendy's

Subway

Wendy's

Steak 'n Shake

Wendy's

Steak 'n Shake

Wendy's

Great Clips

26,450 ADT (*23)

PETSMART

Wendy's

CVS

Regions

Wendy's

Subway

Wendy's

Steak 'n Shake

Wendy's

Steak 'n Shake

Wendy's

81,886 ADT (*23)

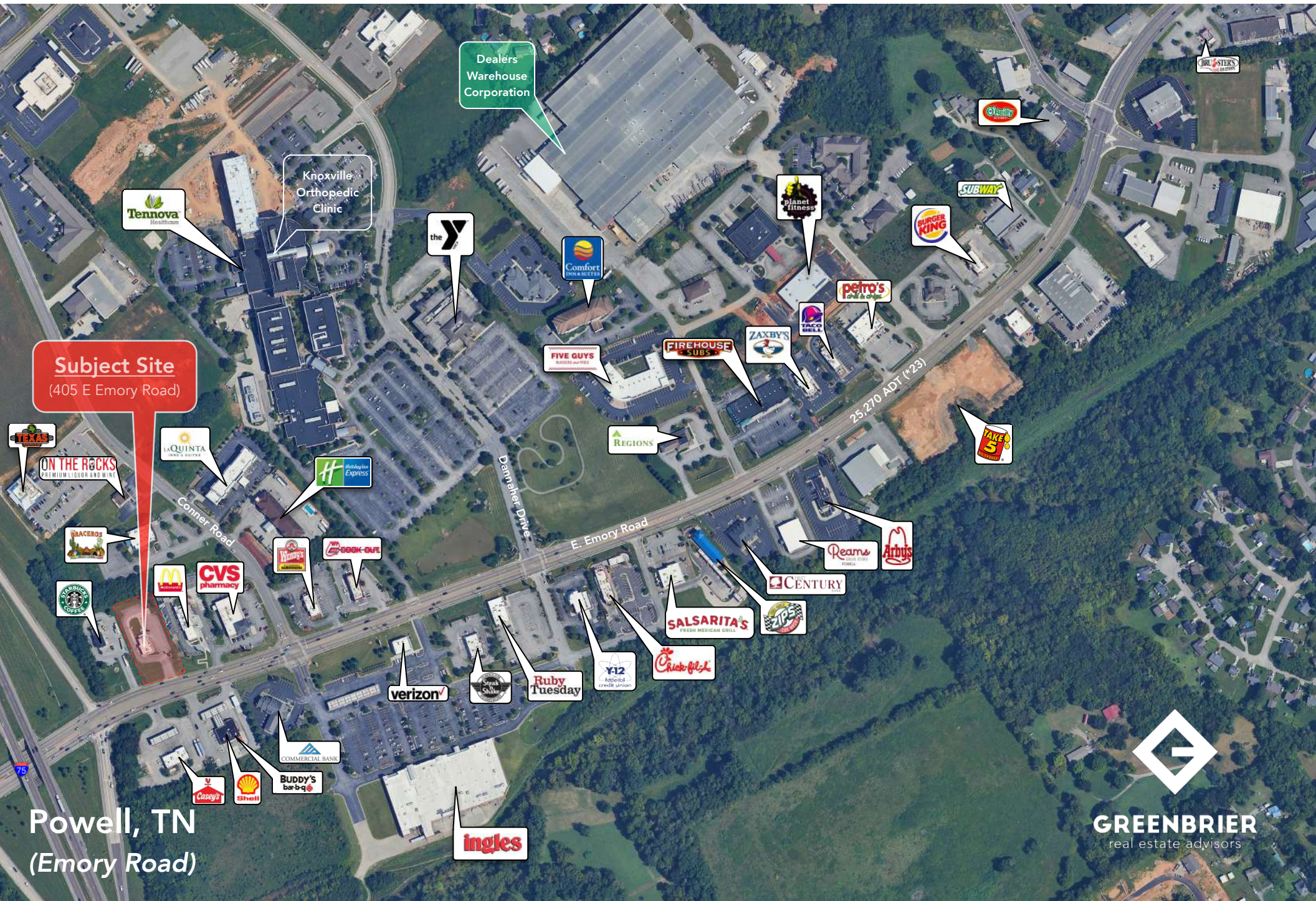
W. Emory Road

26,450 ADT (*23)

81,886 ADT (*23)

25,270 ADT (*23)





Subject Site
(405 E Emory Road)

Dealers
Warehouse
Corporation

Knoxville
Orthopedic
Clinic

Tennova
Healthcare

the
Y

Comfort
SOUTH BAY

planet
fitness

Subway

BURGER
KING

petro's
oil & more

ZAXBY'S

FIVE GUYS

FIREHOUSE
SUBS

TACO
BELL

TAKE
5

REGIONS

TEXAS
ON THE ROCKS
PREMIUM LIQUOR AND WINE

LAQUINTA
HOTELS & SUITES

H
Holiday
Express

Conner Road

Danninger Drive

E. Emory Road

25,270 ADT (F25)

TRACEROS

Starbucks

McDonald's

CVS
pharmacy

Wendy's

BBQ-BAR

verizon

WING
OUTLET

Ruby
Tuesday

Y12
fascioli
credit union

Chick-fil-A

SALSARITA'S
FRESH MEXICAN GRILL

PIZZA
HUT

CENTURY

Reams
POWER ESTATE

Arbys

Powell, TN
(Emory Road)

ingles

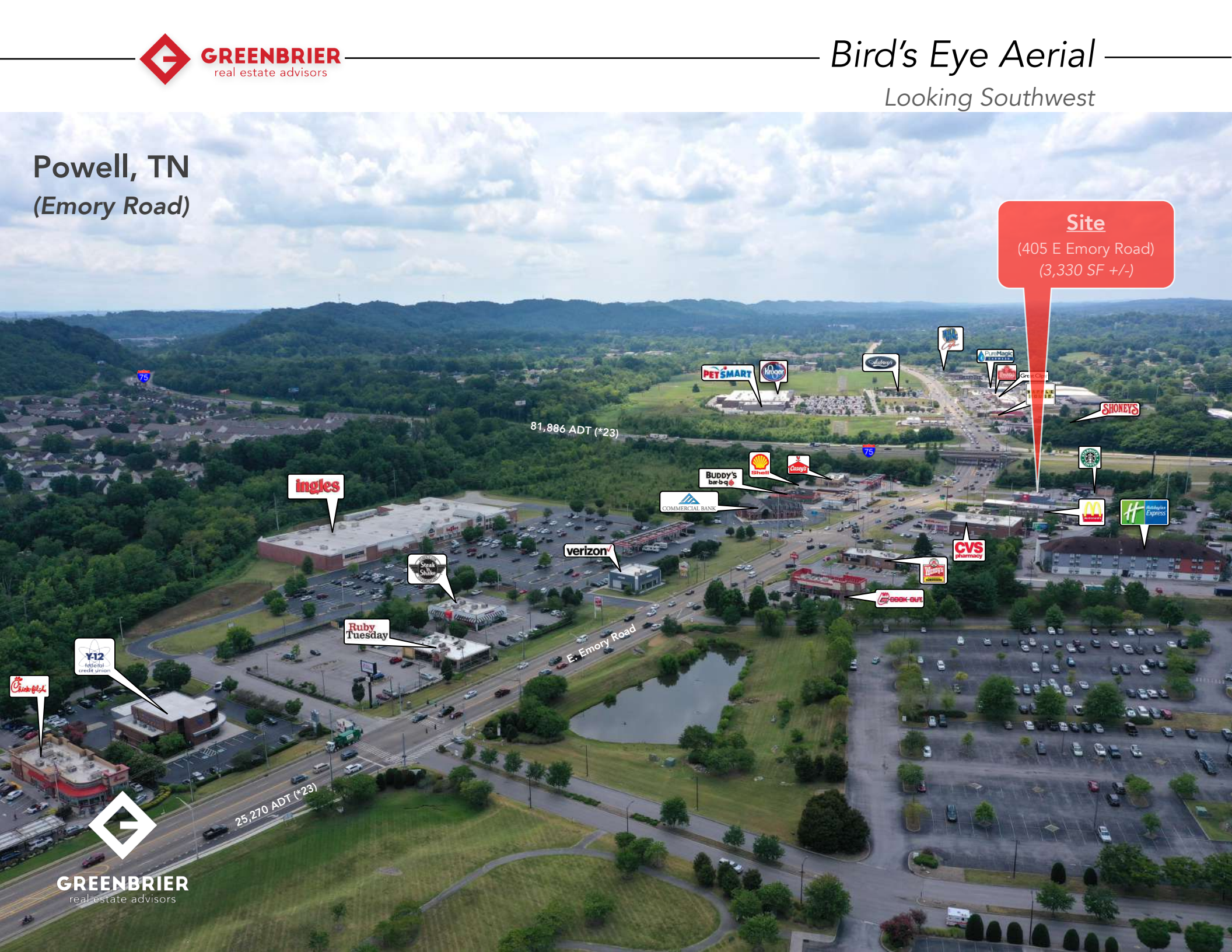
Powell, TN
(Emory Road)

Site
(405 E Emory Road)
(1,909 SF +/-)



Powell, TN
(Emory Road)

Site
(405 E Emory Road)
(3,330 SF +/-)



Powell, TN
(Emory Road)



Site
405 E Emory Road
(1,909 SF +/-)



Powell, TN
(Emory Road)



Site
(405 E Emory Road)
(1,909 SF +/-)

Knoxville
Orthopedic
Clinic

Dealers
Warehouse
Corporation

ON THE ROCKS
PREMIUM LIQUOR AND WINE

25,270 ADT (*23)

81,886 ADT (*23)



Powell, TN
(Emory Road)

Site
(405 E Emory Road)
(1,909 SF +/-)



ON THE ROCKS
PREMIUM LIQUOR AND WINE



Knoxville
Orthopedic
Clinic



Conner Road

25,270 ADT (*23)

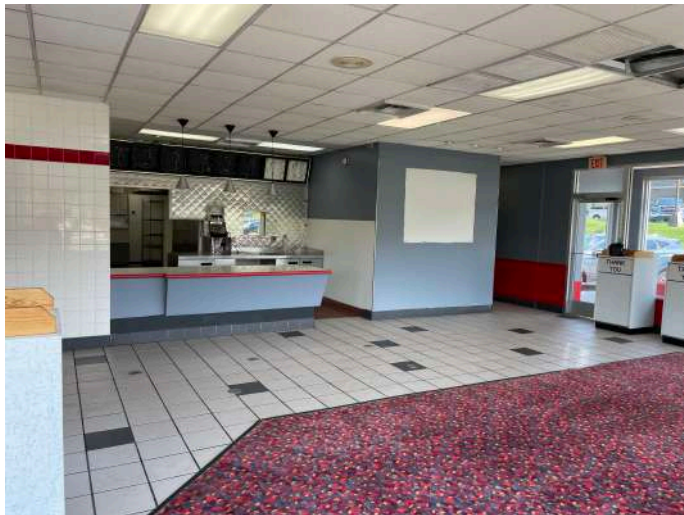
E. Emory Road





Site
(405 E Emory Road)
(1,909 SF +/-)





405 E Emory Road, Knoxville, TN 37938

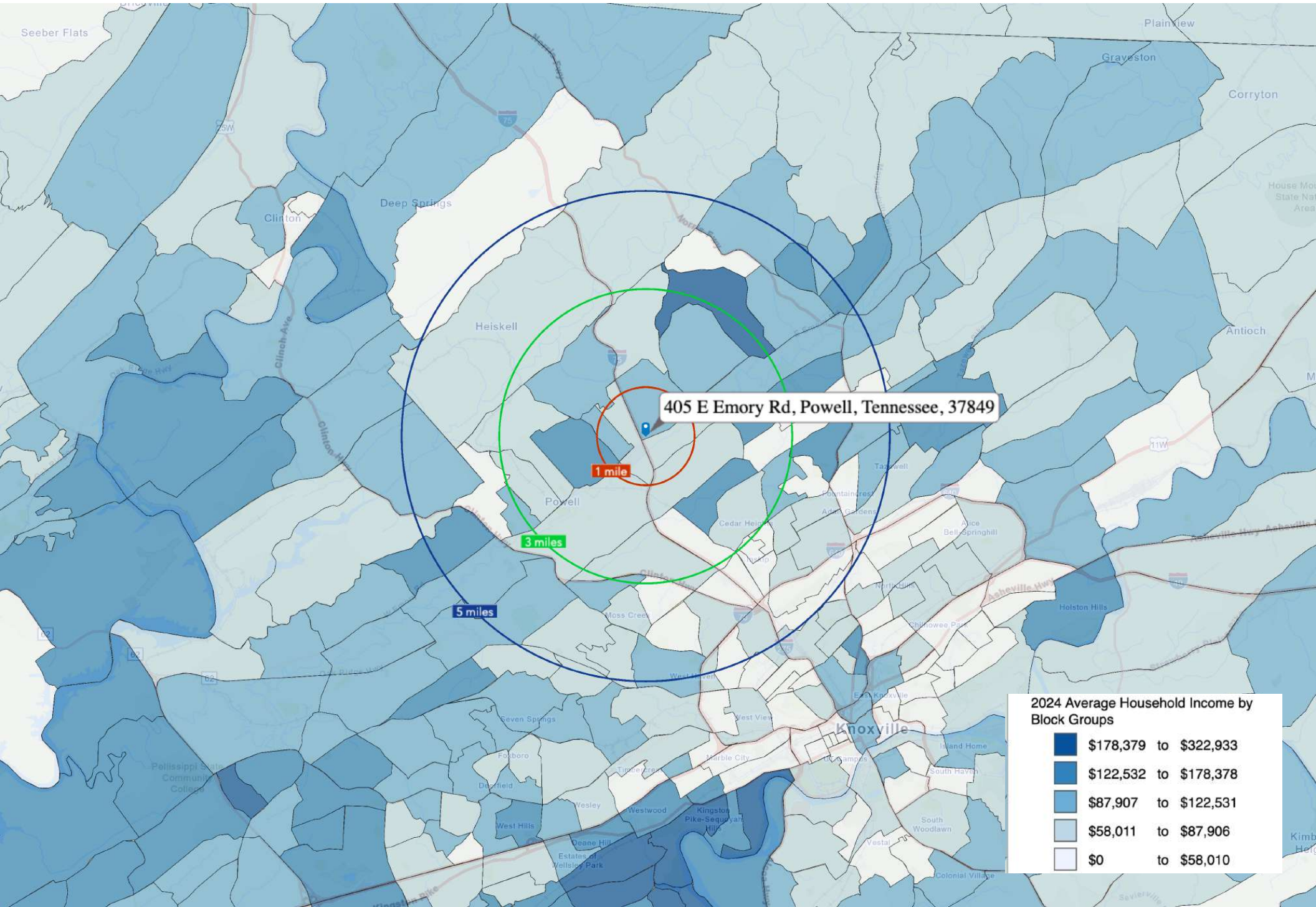


405 E Emory Road, Knoxville, TN 37938



Proposed Design Elements





(5 Mile Radius)

KEY FACTS

97,875



2024 Total Population (Esri)



Average Household Size

39.3

2024 Median Age (Esri)

\$61,499

Median Household Income

EDUCATION

7%

No High School Diploma



31%
High School Graduate



34%
Some College



28%
Bachelor's/Grad/Prof Degree

2024 Daytime Population	
2024 Total Daytime Population	82,028
2024 Daytime Population: Workers	32,145
2024 Daytime Population: Residents	49,883

BUSINESS



2,813

Total Businesses



32,631

Total Employees

EMPLOYMENT



White Collar

65%



Blue Collar

21%



Services

14%

4.3%

Unemployment Rate

405 E Emory Rd, Powell, Tennessee, 37849

Average Household Income



\$84,323

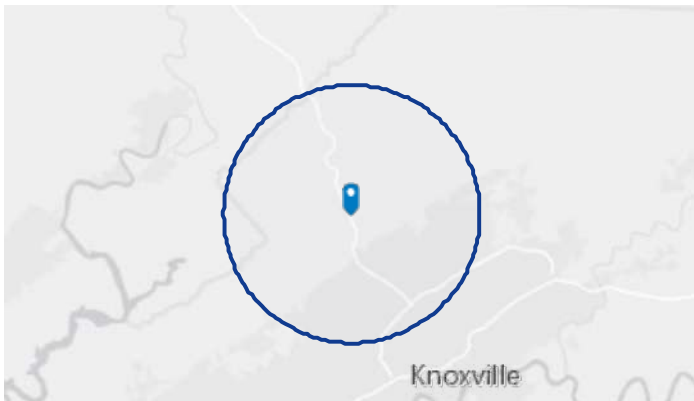
2024 Average Household Income

Total Retail Sales



\$4,933,847,178

2024 Total (SIC01-99) Sales (\$000)



MARKET ECONOMIC INFORMATION (*2023)

POPULATION FIGURES

Knoxville, TN DMA	1,443,661
Ranked 62nd out of 210 DMA markets in U.S.	
Knoxville, TN MSA	903,964
City of Knoxville Population	195,343
Knox County Population	494,293

TOP EMPLOYERS Employees

- U.S. Department of Energy – Oak Ridge 16,175
- Covenant Health 11,913
- Knox County Schools 10,047
- University of Tennessee 9,299
- Wal-Mart Stores 6,863
- University Health Systems 5,387
- Clayton Homes 5,047
- Denso Manufacturing 5,000
- Dollywood 4,500
- K-VA-T Food Stores (Food City) 4,302
- Roark Capital Group 3,873
- State of Tennessee 3,122
- Sevier County Schools 3,000
- Knox County Government 2,941
- Tennova Healthcare 2,927
- Blount Memorial Hospital 2,688

MSA SECTOR BREAKDOWN ON EMPLOYMENT Industry (by SIC Codes *2023)

Industry	Employees
Construction	19,424
Finance, Insurance, Real Estate	24,705
Government	20,377
Manufacturing	34,819
Services	194,269
Wholesale Trade	18,711
Retail Trade	89,129
Transportation, Communications, & Public Utilities	15,804

UNIVERSITIES & COLLEGES Enrollment

The University of Tennessee	36,304
Pellissippi State Community College	8,710
Roane State Comm. College (Harriman)	4,457
Walters State Community College	5,379
Tusculum University (Greeneville)	1,111
Carson Newman	2,735
Bryan College (Dayton)	1,587
Maryville College	1,147
Tennessee Wesleyan College	1,052
South College	4,175

AREA HOSPITALS # of Beds

University of Tennessee Medical Center	710
Fort Sanders Regional Medical Center	541
Parkwest Medical Center	492
Blount Memorial Hospital	304
Methodist Medical Center of Oak Ridge	283
Tennova Healthcare – North Knoxville	219
East Tennessee Children's Hospital	152
Turkey Creek Medical Center	107

KNOXVILLE, TENNESSEE [MARKET TRADE AREA PROFILE]

LEGEND:

- PRIMARY TRADE AREA
- SECONDARY TRADE AREA
- TERTIARY TRADE AREA

Trade area boundaries are approximate in concept and intended for general reference

