



# Retail Pad Available

Winfield Dunn Parkway

Sevierville, TN 37876



## Contacts:

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## Property Details

Name	Retail Land Available - Winfield Dunn Parkway
Address	Winfield Dunn Parkway Sevierville, TN 37876
Lot Size	2.00 Acres +/-
Price	See Agent

## Demographic Snapshot (\*2024 Data)

	1 Mile	3 Mile	5 Mile
Population	2,204	13,959	31,216
Average Household Income	\$85,047	\$76,257	\$79,871

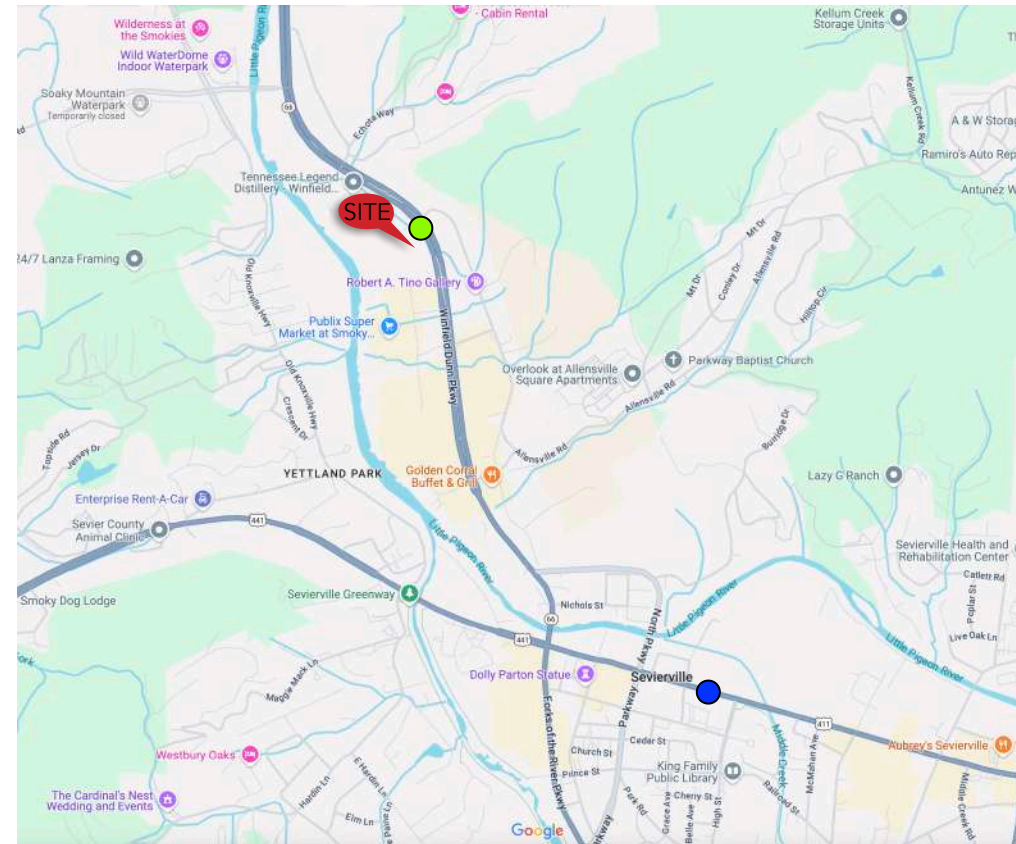
## Market Overview

- Retail Pad available on Winfield Dunn Parkway - Outparcel of the new Target
- Located in Sevierville, TN en route to the Great Smoky Mountain National Park
- Excellent visibility on Winfield Dunn Parkway
- Great retail synergy in the area with big box retailers such as Target, Publix, Kroger, Lowe's, The Home Depot, Aldi's, Cracker Barrel, Starbuck's, Chick-fil-a, Freddy's, etc...
- High volume traffic counts in premier retail corridor

## Traffic Counts (\*2023 Data)

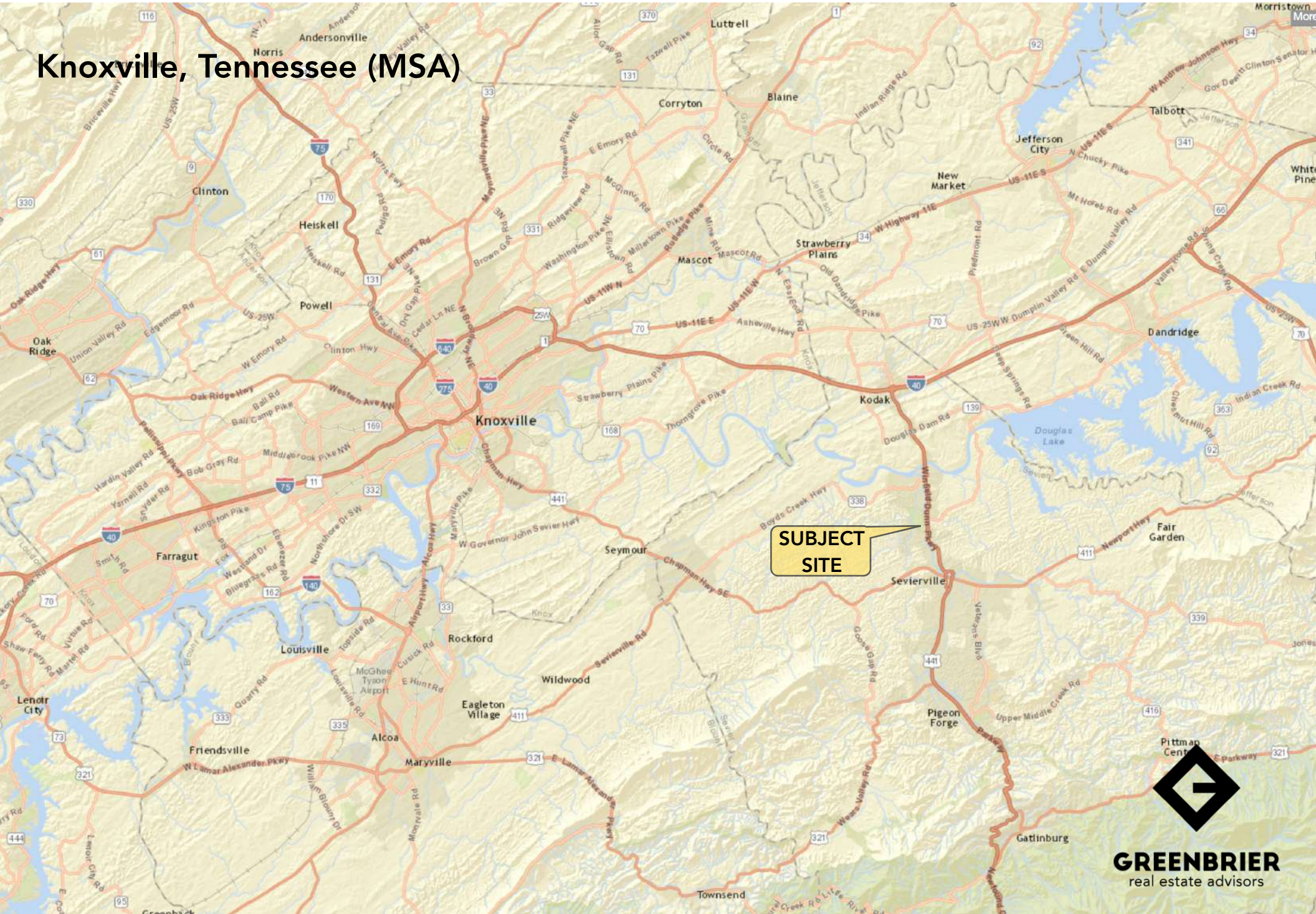
Winfield Dunn Parkway	55,547 ADT ●
Main Street	40,442 ADT ●

## Map



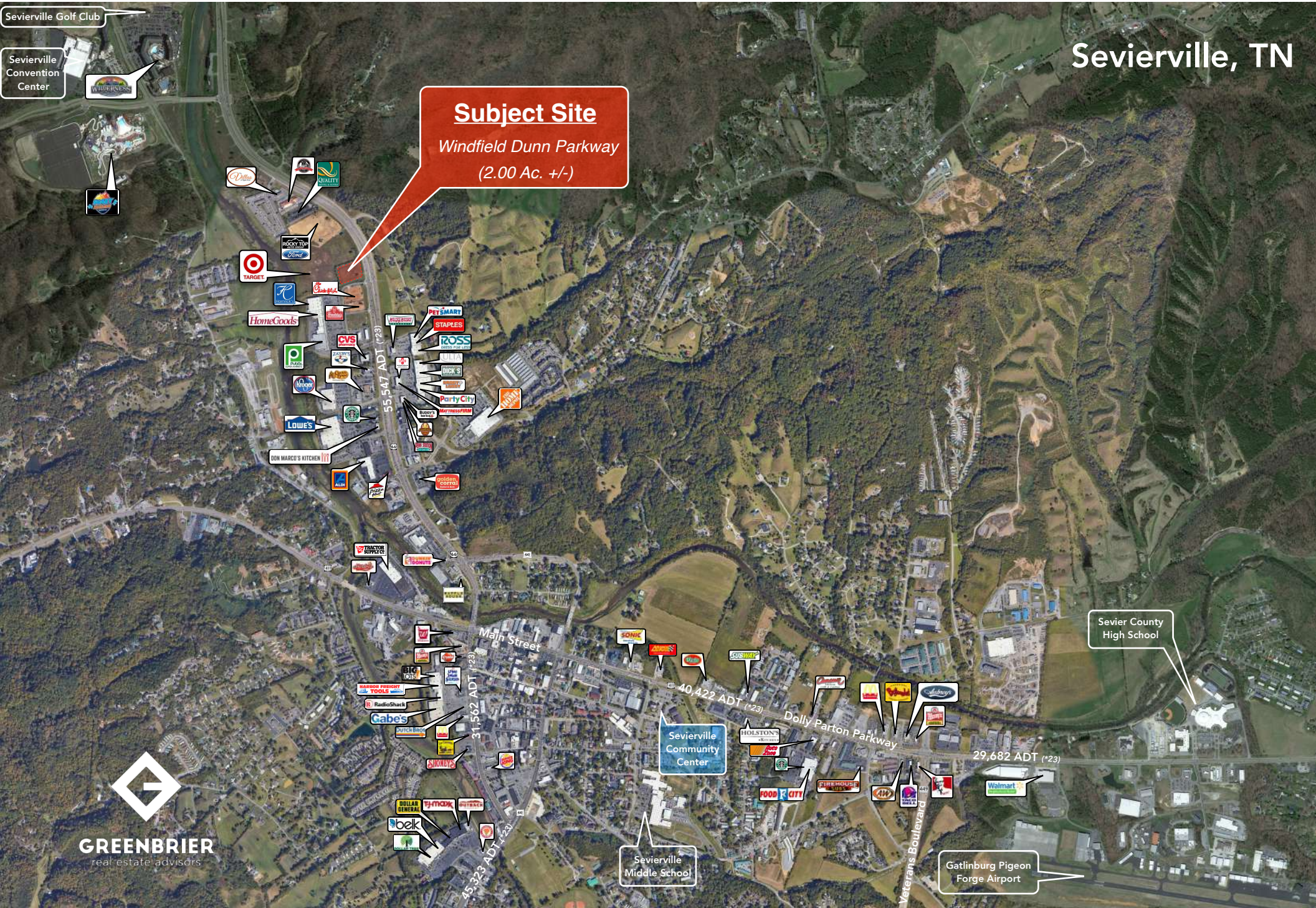


# Knoxville, Tennessee (MSA)





Sevierville, TN



**Subject Site**

Windfield Dunn Parkway  
(2.00 Ac. +/-)

Sevierville Golf Club

Sevierville Convention Center

Sevier County High School

Sevierville Community Center

Sevierville Middle School

Gatlinburg Pigeon Forge Airport









**Subject Site**  
Winfield Dunn Parkway  
(2.00 Ac. +/-)







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Windfield Dunn Parkway  
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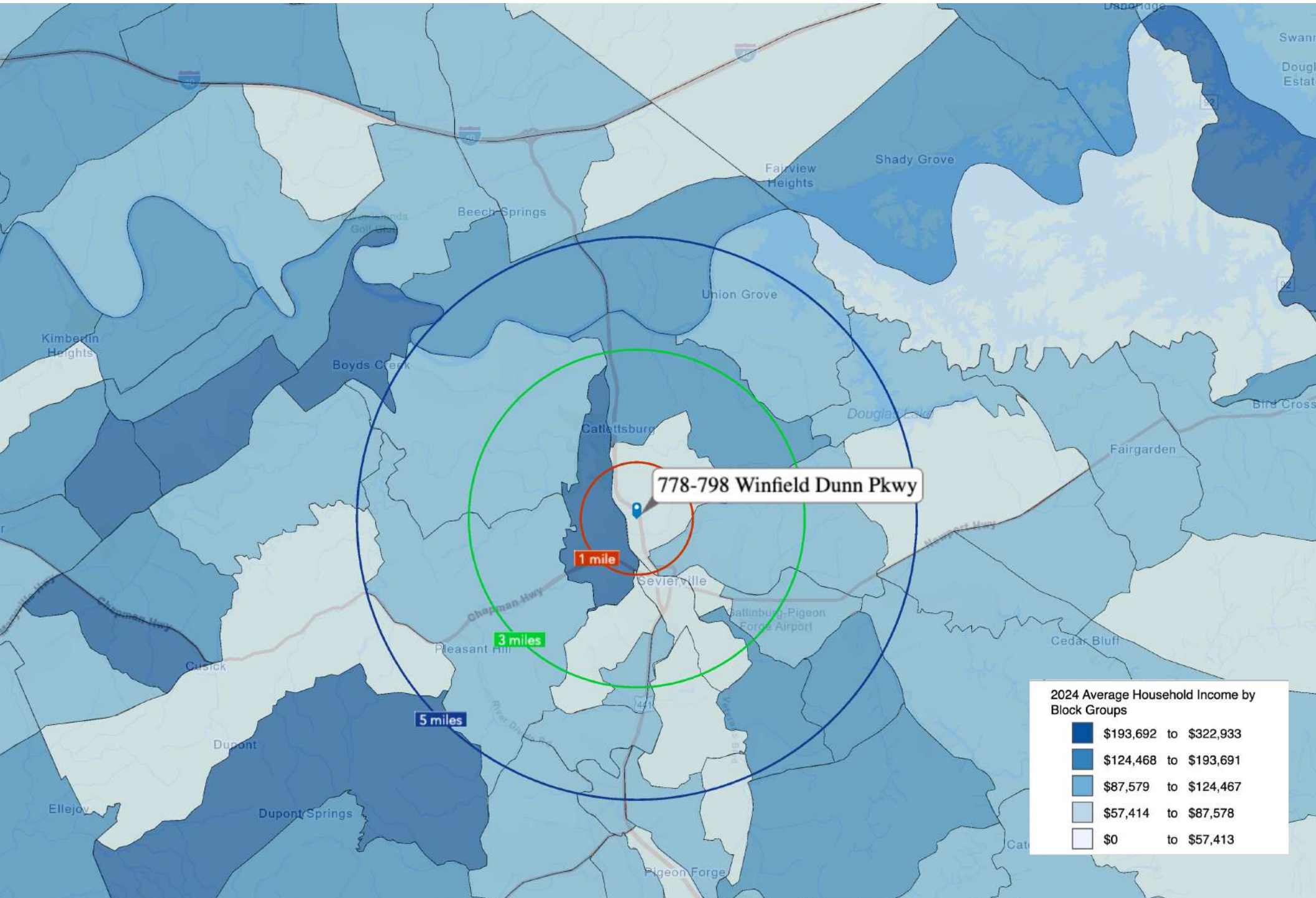




**Subject Site**  
630 Windfield Dunn Parkway







778-798 Winfield Dunn Pkwy

1 mile

3 miles

5 miles

**2024 Average Household Income by Block Groups**

<span style="display:inline-block; width:15px; height:15px; background-color:#002060;"></span>	\$193,692 to \$322,933
<span style="display:inline-block; width:15px; height:15px; background-color:#0056b3;"></span>	\$124,468 to \$193,691
<span style="display:inline-block; width:15px; height:15px; background-color:#4682b4;"></span>	\$87,579 to \$124,467
<span style="display:inline-block; width:15px; height:15px; background-color:#add8e6;"></span>	\$57,414 to \$87,578
<span style="display:inline-block; width:15px; height:15px; background-color:#e6e6fa;"></span>	\$0 to \$57,413