

**Open Office Opportunity**  
**Excess Space at Knox News**  
**7,404 Square Feet**  
**2332 News Sentinel Drive**  
**Knoxville, Tennessee 37921**



- Easily Accessible to I-40/75, Downtown Knoxville and University of Tennessee
- Modern Open Floorplan with high end amenities
- Quality construction built in 2002
- Central to Knoxville's population
- Furniture included



**PROVIDENCE**  
Commercial Real Estate

**Jay Cobble, SIOR CCIM**  
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**Northshore Office**  
**1,292 – 8,333 SF**  
**Knoxville, TN**

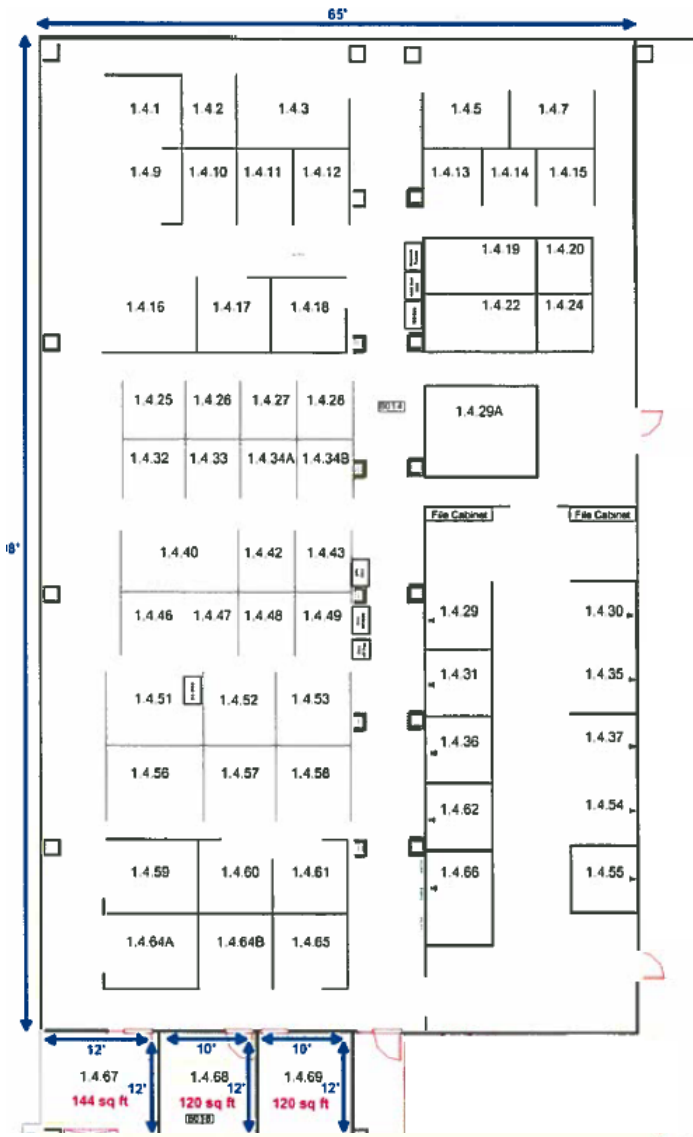
**Executive Summary**

**The Opportunity**

Open office opportunity in excess space at Knox News. Quality finishes highlight uniquely set office property central to Knoxville’s activity. Furnished space on the first floor and high-end shared amenities such as breakroom and conference areas. Space has great natural light and on a wonderful campus including patio.

**OFFERING AT A GLANCE**

|                         |   |
|-------------------------|---|
| <b>Address</b>          | <b>2332 News Sentinel Drive - Knoxville, TN</b> |
| <b>Suite 101</b>        | <b>7,404 SF</b>                                 |
| <b>Asking Rate</b>      | <b>\$15.00 PSF</b>                              |
| <b>Lease Type</b>       | <b>Full Service</b>                             |
| <b>Furniture</b>        | <b>Included</b>                                 |
| <b>Shared Amenities</b> | <b>Breakroom, Conference, Patio</b>             |
| <b>Parking</b>          | <b>Free</b>                                     |



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