

For Lease

Office Building

1,975 - 5,300 SF | \$13.00 SF/yr



201 Perimeter Park Drive

201 Perimeter Park Drive
Knoxville, Tennessee 37922

Property Highlights

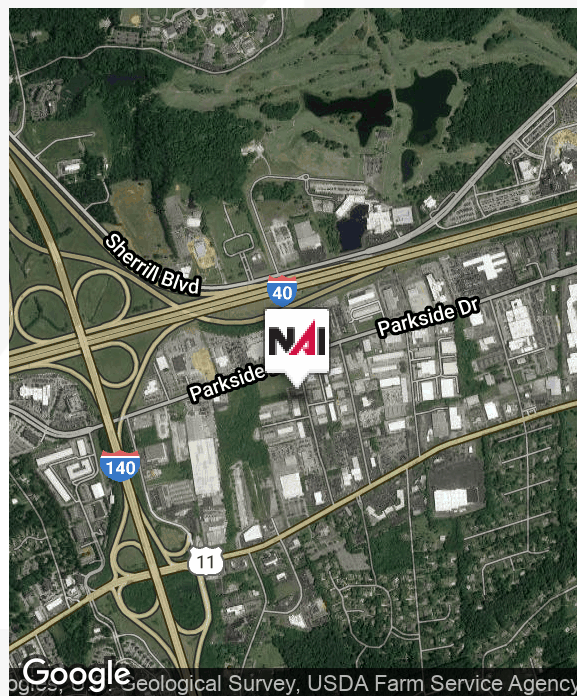
- Conveniently located on Perimeter Park Road between Kingston Pike and Parkside Drive
- 1,975 - 5,300 square feet available
- \$13.00/sf NNN - NNN fee is \$2.50/sf

Property Description

This well maintained office building is conveniently located in the heart of the Cedar Bluff/ Pellissippi Parkway corridor with direct access to Kingston Pike and Parkside Dr.

Available Spaces

Spaces	Lease Rate	Size (SF)
Ste. A	\$13.00	5,300
Ste. B	\$13.00	1,975
Ste. E-F	\$13.00	3,816



For more information

Catherine Hodges

O: 865 862 6413
chodges@koellamoore.com

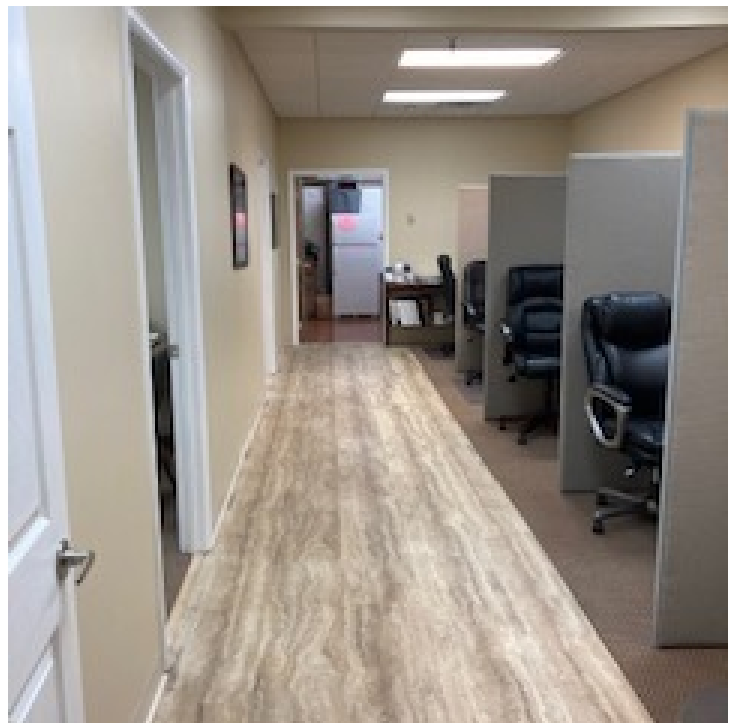
Michelle Gibbs

O: 865 862 6417
mgibbs@koellamoore.com

For Lease - 201 Perimeter Park Drive

Additional Photos

1,975 - 5,300 SF | \$13.00 SF/yr



For Lease - 201 Perimeter Park Drive

Additional Photos

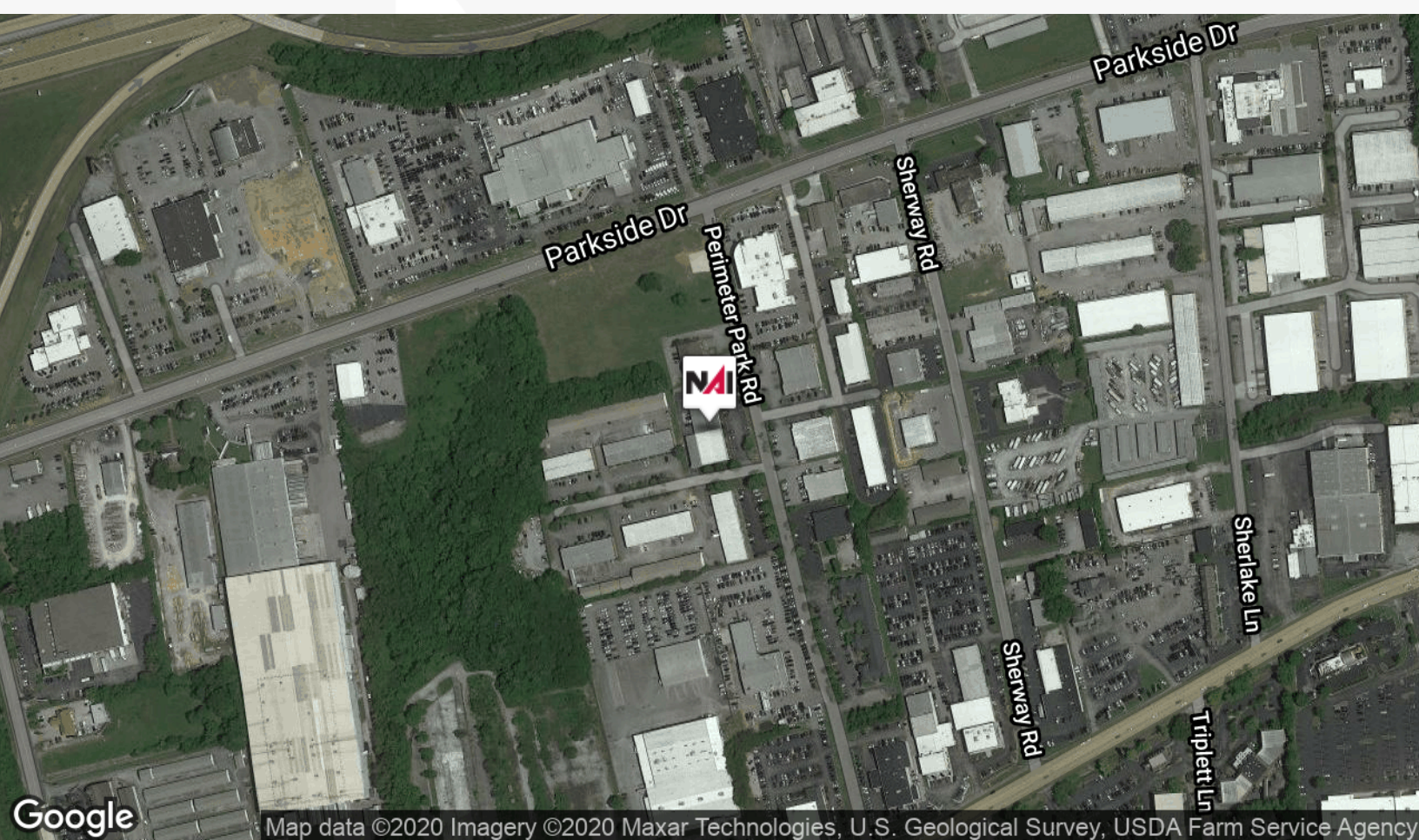
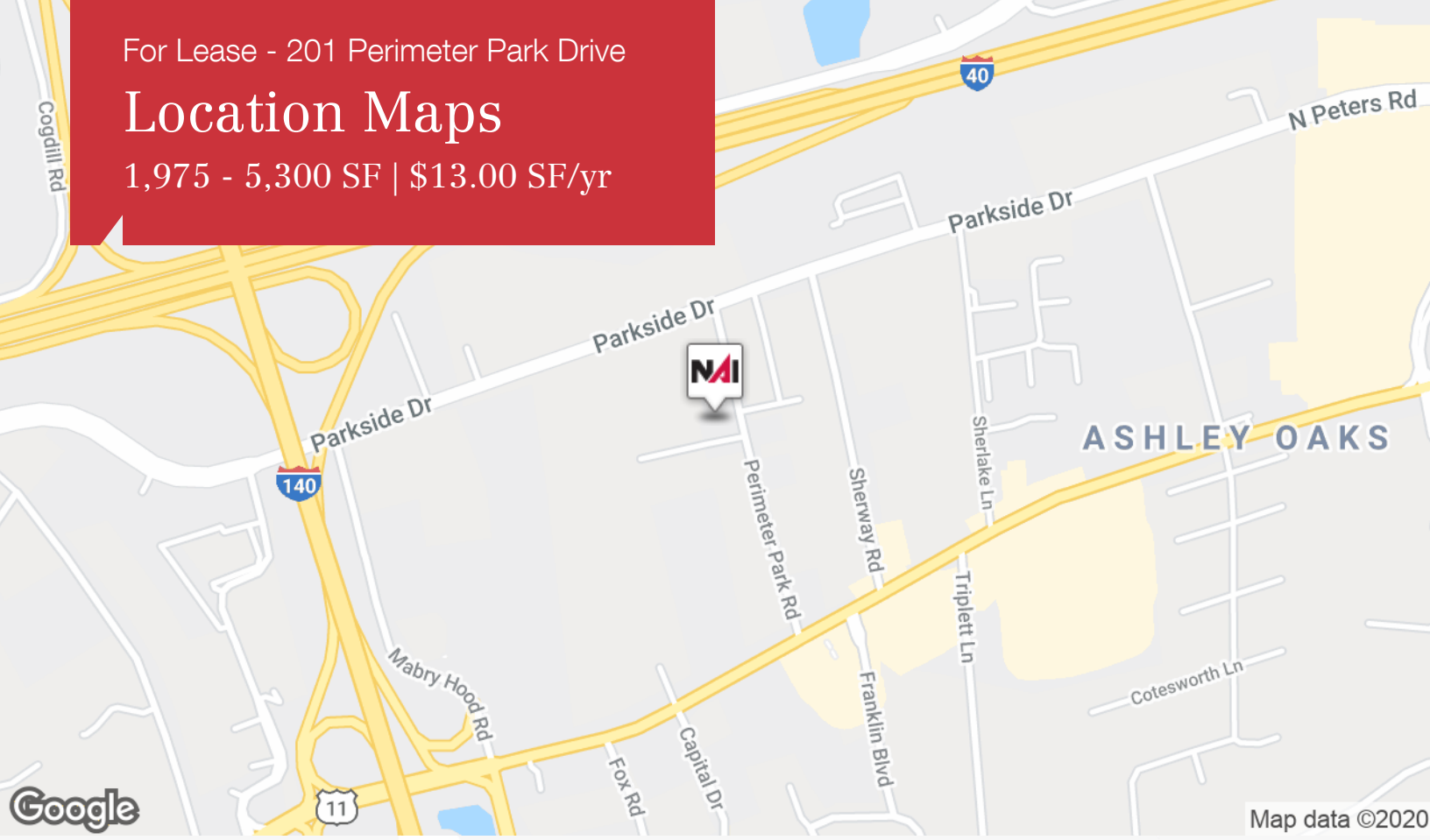
1,975 - 5,300 SF | \$13.00 SF/yr



For Lease - 201 Perimeter Park Drive

Location Maps

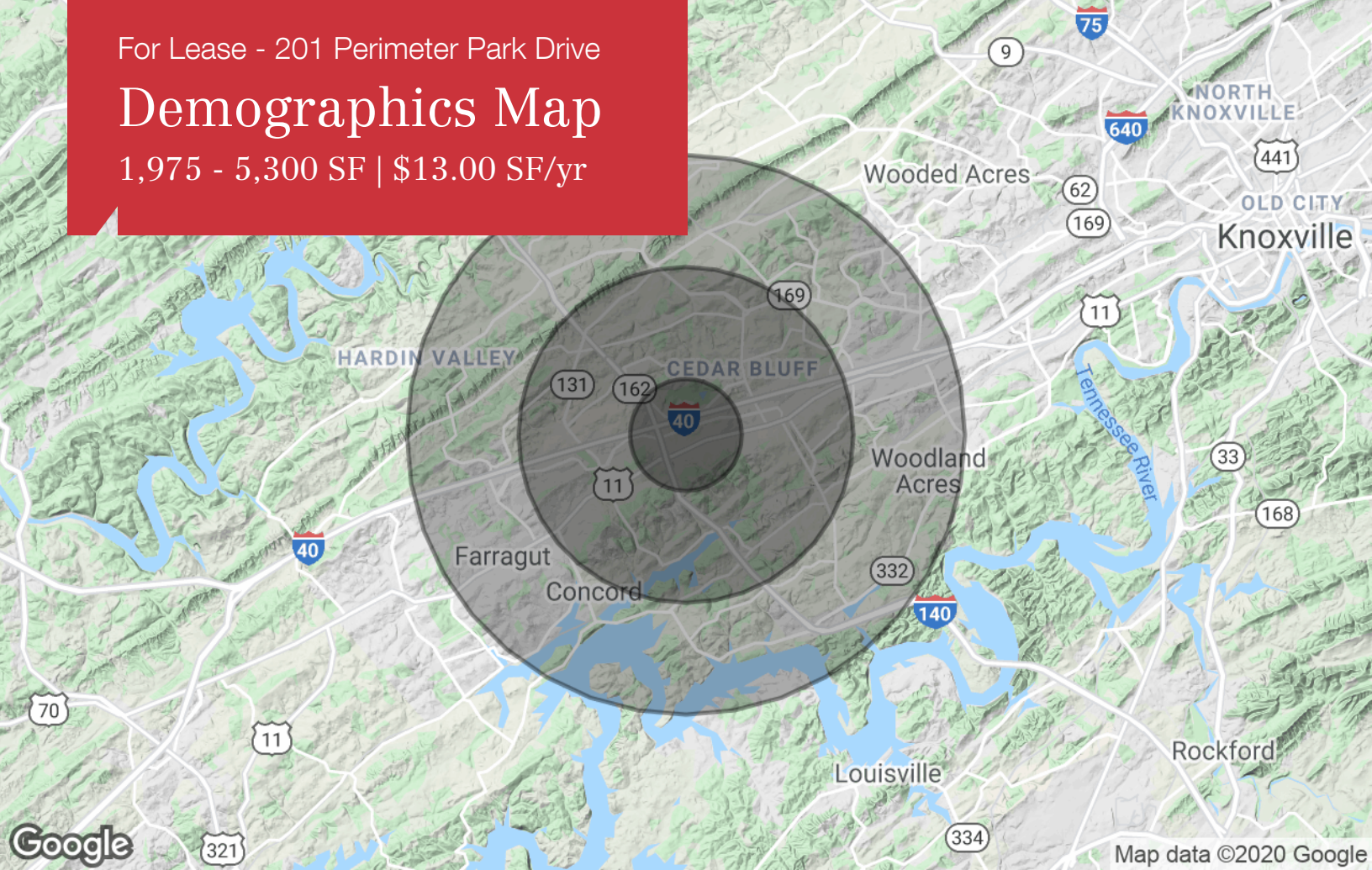
1,975 - 5,300 SF | \$13.00 SF/yr



For Lease - 201 Perimeter Park Drive

Demographics Map

1,975 - 5,300 SF | \$13.00 SF/yr



Population

	1 Mile	3 Miles	5 Miles
TOTAL POPULATION	3,611	41,105	111,640
MEDIAN AGE	39.7	37.2	37.3
MEDIAN AGE (MALE)	41.7	36.4	36.3
MEDIAN AGE (FEMALE)	38.6	37.7	38.1

Households & Income

	1 Mile	3 Miles	5 Miles
TOTAL HOUSEHOLDS	1,417	16,727	45,512
# OF PERSONS PER HH	2.5	2.5	2.5
AVERAGE HH INCOME	\$97,976	\$86,321	\$86,802
AVERAGE HOUSE VALUE	\$240,432	\$251,675	\$233,922

Race

	1 Mile	3 Miles	5 Miles
% WHITE	92.6%	89.8%	91.0%
% BLACK	4.2%	6.0%	5.3%
% ASIAN	3.2%	3.7%	2.9%
% HAWAIIAN	1.3%	0.3%	0.1%
% INDIAN	0.0%	0.1%	0.2%
% OTHER	0.0%	0.4%	0.6%

Ethnicity

	1 Mile	3 Miles	5 Miles
% HISPANIC	1.9%	4.1%	4.2%

* Demographic data derived from 2010 US Census

For Lease - 201 Perimeter Park Drive

Advisor Bio

1,975 - 5,300 SF | \$13.00 SF/yr



CATHERINE HODGES

Advisor

chodges@koellamoore.com

Direct: 865.862.6413 | Cell: 865.804.1985

PROFESSIONAL BACKGROUND

Catherine Hodges is a Commercial Real Estate Advisor with NAI Koella | RM Moore. She specializes in office and retail leasing, and in land sales. She has a proven tract record in Landlord representation by bringing several developments to full occupancy. As a Knoxville native, she believes in contributing to the community by helping business owners secure the best location possible and values the close relationships made through her brokerage efforts.

EDUCATION

Catherine attended Knoxville's West High School and went on to obtain her bachelor's degree from the University of Tennessee in Finance with a minor in International Business.

MEMBERSHIPS

Catherine is a member of the International Council of Shopping Centers (ICSC) and has completed courses from the Certified Commercial Investment Member (CCIM) Institute. She is a member of the Girls Cotillion and the East Tennessee Presentation Society.

In her free time, she enjoys the natural beauty of East Tennessee though hiking, mountain biking, and kayaking. She is active in fundraising charities such as THRIVE Youth Ministries, Big Brothers/ Big Sisters, the American Heart Association, and Cathy L. Hodges memorial fund.

NAI Global 2017 Retail Power Broker Award

CoStar 2017 Retail Power Broker Award

NAI KOELLA | RM MOORE

255 N Peters Road, Suite 101

Knoxville, TN 37923

865.531.6400

For Lease - 201 Perimeter Park Drive

Advisor Bio

1,975 - 5,300 SF | \$13.00 SF/yr



MICHELLE GIBBS

Senior Advisor

mgibbs@koellamoore.com

Direct: 865.862.6417 | Cell: 865.228.4264

PROFESSIONAL BACKGROUND

Michelle R. Gibbs serves as a Senior Advisor for NAI Koella | RM Moore, specializing in the sale and leasing of office and retail property in Knoxville, Tennessee. With over twelve years of industry experience, she brings her hometown charm and knowledge of the surrounding area to the table.

Prior to joining NAI Koella | RM Moore, Michelle worked for a property management company specializing in Knoxville office property. She received her affiliate broker license in 1992 and specialized in office leasing and property management. During this time, she managed and leased more than 1 million square feet of space in the Knoxville, Tellico Village and Cookeville areas of Tennessee, which also included more than 200,000 square feet of retail space.

Throughout her time with R.M. Moore Real Estate, Michelle was consistently recognized for being among the Top 100 Nationwide Sales Leaders of Sperry Van Ness. She also consistently achieved a Diamond Volume Award for exceeding \$5 million in transaction volume per year.

In 2005, Michelle managed the development of Phase II of the Jackson Plaza shopping center located in Cookeville, for a total expansion of 80,000 square feet. She worked with potential tenants, the City of Cookeville, the Chamber of Commerce and contractors in the completion of this project.

NAI KOELLA | RM MOORE

255 N Peters Road, Suite 101

Knoxville, TN 37923

865.531.6400