

# KNOXVILLE OAK RIDGE INNOVATION VALLEY<sup>SM</sup>

*Doug Lawyer, Director of Economic Development*  
[dlawyer@knoxvillechamber.com](mailto:dlawyer@knoxvillechamber.com) (865) 246-2645

## Available Property



## Documents/Photos

[Dock Area](#)

<b>Street Address</b>	10330 Technology Drive
<b>City</b>	KNOXVILLE
<b>Type of space</b>	industrial, warehouse
<b>Available</b>	yes
<b>Minimum Available</b>	37,003 SqFt
<b>Maximum Available</b>	37,003 SqFt
<b>For Sale</b>	no
<b>For Lease</b>	yes
<b>Total Sq. Ft.</b>	37,003
<b>Site Acreage</b>	4.82
<b>Lease Type</b>	NNN
<b>Lease Rate</b>	\$6.50

<b>Building Information</b>	
Total Building Square Feet	37,003
Available Building Square Feet	37,003
Office Space	11,700sf
Ownership	private
Ceiling Height Minimum	16
Ceiling Height Maximum	25
Number of Dock High Doors with Levelers	1
Number of Drive in Doors	1
Number of Bridge Cranes	1
Capacity of Largest Bridge Crane	15 ton
<b>Infrastructure Information</b>	
Zoning	TO/CB - Business and Manufacturing - Technolog Overlay
Enterprise Zone/LAMBRA	no
Foreign Trade Zone	no
Brownfield	no
Industrial Park	no
Flood Plain	No
<b>Telecommunications</b>	
Internet Connection	other
Distance to Major Interstate	.4 miles to I-140, 1.5 to I-40/75
Distance to Major Highway	.4 miles to I-140
Distance to Major Commercial Airport	15 miles to McGhee Tyson (TYS)
Rail Access	no
<b>Utilities</b>	
Electric Service	yes
Electric Service Provider	Lenoir City Utilities Board
AMP	800
Phase	three
Natural Gas Service	yes
Sewer Service	yes
Sewer Service Provider	West Knox Utility District
Water Service	yes
Water Service Provider	West Knox Utility District
<b>Contact Information</b>	
Company	Knoxville Chamber Partnership
Contact Name	Doug Lawyer
Address	17 Market Square, # 201
City	Knoxville
State	TN
Zip Code	37902
Phone	865-637-4550
Fax	865-523-2071
<b>Email</b>	
<a href="mailto:dlawyer@knoxvillechamber.com">dlawyer@knoxvillechamber.com</a>	
<b>Website</b>	
<a href="http://www.knoxvillechamber.com">www.knoxvillechamber.com</a>	
<b>Location Information</b>	

<b>City:</b>	KNOXVILLE
<b>County:</b>	KNOX
<b>Zip Code:</b>	37932
<b>RIDA:</b>	ETEDA
<b>State:</b>	TN

