

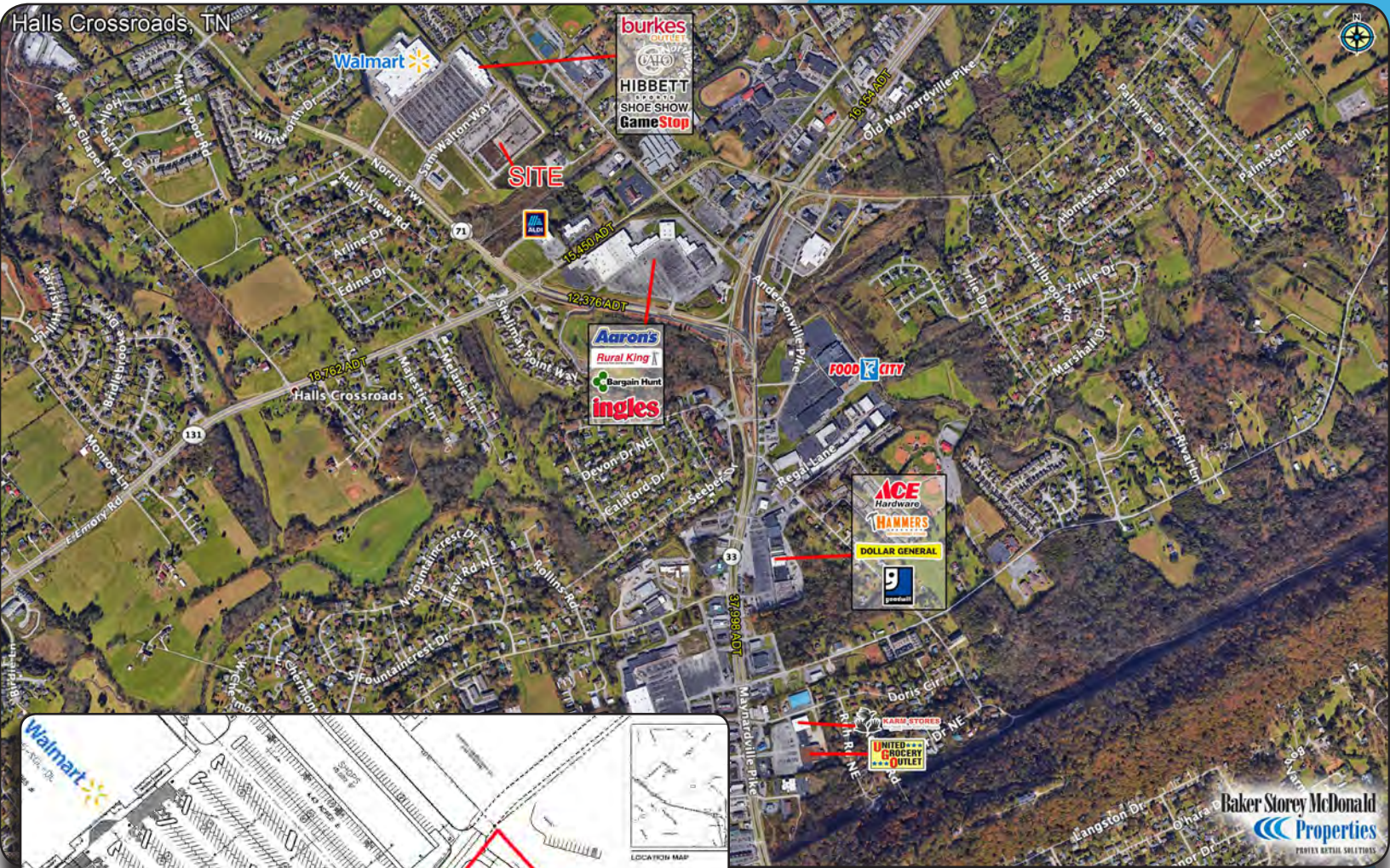


HALLS CROSSROADS

Sam Walton Way, Knoxville, TN

13.47 Acres

SUB GROUND LEASE



Property Features

- Across from Walmart
- Sitework completed, portions of parking lot and pad are complete
- Ideal for retail development

SUMMARY PROFILE

2000-2010 Census, 2019 Estimates with 2024 Projections

Calculated using Weighted Block Centroid from Block Groups

Lat/Lon: 36.0868/-83.9358

RS1

3728-3704,3729-3705 Autumn Springs Dr

Knoxville, TN 37938

		1 mi radius	3 mi radius	5 mi radius
POPULATION	2019 Estimated Population	3,302	32,162	76,072
	2024 Projected Population	3,408	33,370	79,347
	2010 Census Population	3,181	29,896	69,936
	2000 Census Population	2,617	24,897	58,629
	Projected Annual Growth 2019 to 2024	0.6%	0.8%	0.9%
	Historical Annual Growth 2000 to 2019	1.4%	1.5%	1.6%
	2019 Median Age	43.4	39.5	38.7
HOUSEHOLDS	2019 Estimated Households	1,379	13,072	32,072
	2024 Projected Households	1,412	13,457	33,220
	2010 Census Households	1,289	11,737	28,466
	2000 Census Households	1,012	9,853	24,040
	Projected Annual Growth 2019 to 2024	0.5%	0.6%	0.7%
	Historical Annual Growth 2000 to 2019	1.9%	1.7%	1.8%
RACE AND ETHNICITY	2019 Estimated White	95.7%	93.5%	91.7%
	2019 Estimated Black or African American	1.3%	1.8%	3.6%
	2019 Estimated Asian or Pacific Islander	1.3%	1.0%	1.1%
	2019 Estimated American Indian or Native Alaskan	-	0.2%	0.2%
	2019 Estimated Other Races	1.7%	3.6%	3.4%
	2019 Estimated Hispanic	2.9%	4.3%	3.8%
INCOME	2019 Estimated Average Household Income	\$92,996	\$76,490	\$70,260
	2019 Estimated Median Household Income	\$73,371	\$67,198	\$62,481
	2019 Estimated Per Capita Income	\$38,844	\$31,103	\$29,803
EDUCATION (AGE 25+)	2019 Estimated Elementary (Grade Level 0 to 8)	1.8%	2.3%	2.4%
	2019 Estimated Some High School (Grade Level 9 to 11)	4.7%	6.2%	6.5%
	2019 Estimated High School Graduate	30.7%	29.9%	29.9%
	2019 Estimated Some College	28.6%	25.5%	24.0%
	2019 Estimated Associates Degree Only	9.3%	8.9%	9.3%
	2019 Estimated Bachelors Degree Only	16.1%	17.2%	17.8%
	2019 Estimated Graduate Degree	8.9%	10.1%	10.2%
BUSINESS	2019 Estimated Total Businesses	214	626	1,917
	2019 Estimated Total Employees	2,173	5,403	16,416
	2019 Estimated Employee Population per Business	10.1	8.6	8.6
	2019 Estimated Residential Population per Business	15.4	51.4	39.7

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