

284 Morrell Road

Knoxville, TN

Contact

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Demographics



2023 Population

890 150,223

2023 Daytime Population



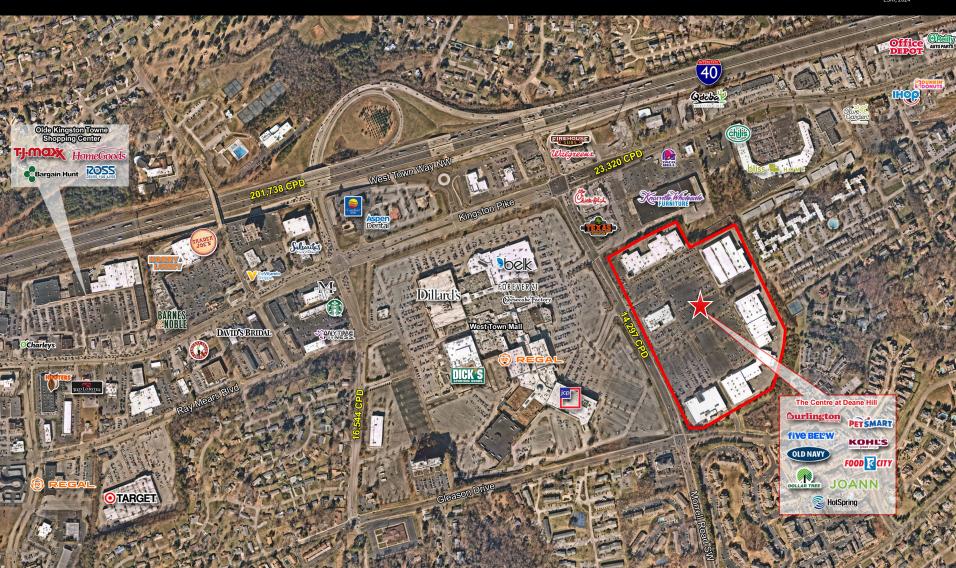
Income





ds Median Age

Demographics taken within 5 miles Source: ESRI, 2024



Location Overview

Knoxville is a city in East Tennessee and the county seat of Knox County with an estimated population of more than 880,225 people. Knoxville is the third largest metropolitan area in Tennessee. Knoxville is also home to The University of Tennessee which is the state's largest college with an enrollment of over 33,000 students. Major employers in Knoxville include the Tennessee Valley Authority (TVA), Pilot Flying J & Regal Entertainment. The Centre at Deane Hill is conveniently positioned across from West Town Mall, Tennessee's largest enclosed mall totaling over 1.4M square feet with a wide variety of tenants. This super-regional shopping destination draws millions of visitors annually from surrounding counties and communities including Oak Ridge, Alcoa, Farragut, and Clinton. Area retailers: Belk, Dillard's, Dick's



Property Highlights

- The Centre at Deane Hill is a 389,137 SF upscale community center anchored by Kohl's, Food City, Five Below, and PetSmart.
- Co-tenants include: Burlington, Old Navy, Off Broadway, Kirkland's, and Dollar Tree.
- The center is located at the crossroads of Morrell Road & Kingston Pike, the dominant east-west corridor in the trade area.
- Excellent visibility and multiple access points from Morrel Road with monument signage opportunities.
- Traffic Counts: I-40 (211,494 VPD), Kingston Pike (27,943 VPD), Morrell Rd (16,848 VPD)

Site plan

