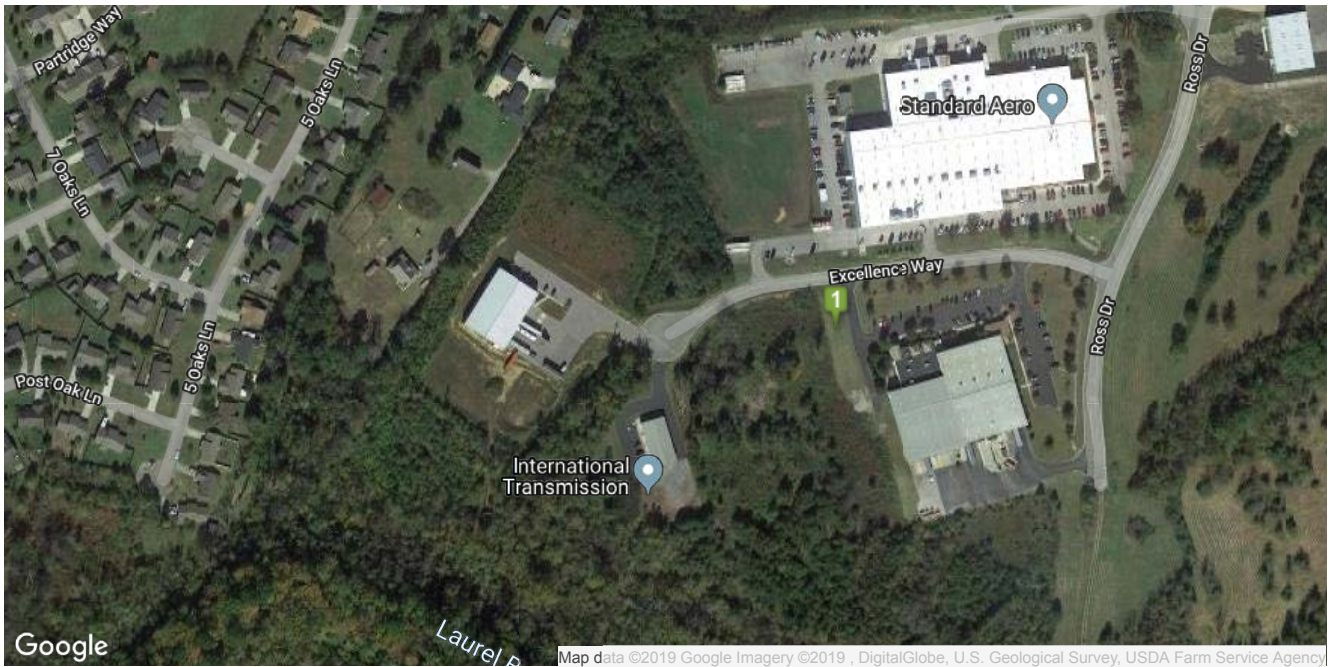




**Former Dentek Building**  
 370 Excellence Way  
 Maryville, TN 37801



<https://tvasites.com/InSite3-local/insite3-local-rida.aspx?details=82676&Local=ETEDA>



57,158 square feet (can be expanded) 10,243 sf office 46,915 sf mfg / warehouse 5.11 acres (additional land available).  
 Property owned by Industrial Board of Blount County.

**Downloads**

[PDF](#) [PKG 307 Excellence Way.pdf](#)

**ED Contact**

Jennifer Karp, Marketing Assistant  
 East Tennessee Economic Development Agency  
 10215 Technology Drive, Suite 202  
 Knoxville, TN 37932  
 Phone: 865-777-3833  
 Email: [jkarp@eteda.org](mailto:jkarp@eteda.org)

Building Information			
Building Types:	Industrial	Site Size (acres):	5.11
Status:	Available	Cranes:	Yes
Ceiling Height:	21.5-23.4	Number of Cranes:	1
Total Available (sq ft):	57,158	Number of Truck Docks:	10
Expandable:	Yes	Number of Drive In Doors:	2
Year Built:	1995	Number Of Parking Spaces:	80

<b>Date of Last Expansion:</b>	06/06/2002	
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Pricing Terms			
<b>For Sale:</b>	Yes	<b>Lease Type:</b>	Triple Net
<b>Sale Price:</b>	\$3,950,000.00	<b>Price Negotiable:</b>	Yes
<b>For Lease:</b>	Yes	<b>Price Per Sq Ft:</b>	\$69.11
<b>Lease Cost:</b>	\$11,658.00		

Geographic/Transportation Information			
<b>Latitude:</b>	35.7491308	<b>Interstate Name 2:</b>	I-275 & I-40
<b>Longitude:</b>	-84.0223839	<b>Distance to Interstate 2:</b>	18.6
<b>County:</b>	Blount	<b>Interstate Name 3:</b>	I-75
<b>Rail Access:</b>	No	<b>Distance to Interstate 3:</b>	19.5
<b>Interstate Name:</b>	I-140	<b>Airport Name:</b>	McGhee Tyson
<b>Distance to Interstate:</b>	8.2	<b>Distance to Airport:</b>	6.3

Utility Information			
<b>Service to Property (Distribution):</b>	Yes	<b>Gas On Site:</b>	Yes
<b>Electric Provider:</b>	Maryville	<b>Gas Provider:</b>	Atmos
<b>Sewer On Site:</b>	Yes	<b>Water On Site:</b>	Yes
<b>Sewer Provider:</b>	Maryville	<b>Water Provider:</b>	Maryville

Additional Information			
<b>Region:</b>	NE Valley	<b>Sustainability Level:</b>	Gold
<b>Sustainability:</b>	Yes		



East Tennessee Economic Development Agency,  
 10215 Technology Drive, Suite 202, Knoxville, TN 37932 | 865-777-3833 | [aclear@eteda.org](mailto:aclear@eteda.org)

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