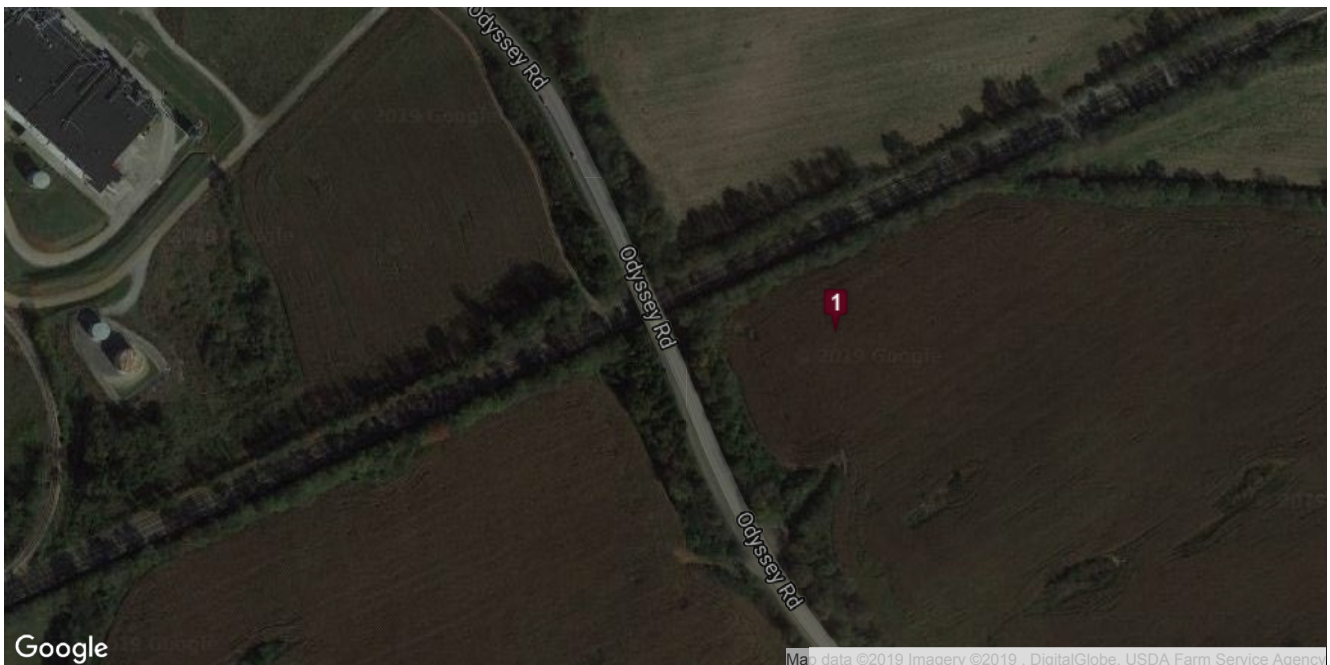


**Jefferson Court, LLC.**  
Odessey Rd  
Jefferson City, TN 37760

<https://prod.tva.atlas-advertising.com/InSite3-local/insite3-local-rida.aspx?details=72705&Local=ETEDA>



55 acres for sale in Jefferson City Business District off Hwy 11E. Land directly behind Lowes and Walmart. 1200' of rail access, zoned B-3 w/ all utilities available at both ends of property. Ideal location for business/industrial park or retail development.

#### Downloads

[PDF Basemaps\\_Jefferson Court LLC\\_72705.pdf](#)

[DOC Jefferson\\_Jefferson Court LLC\\_72705.kmz](#)

#### 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)

<b>Land Types:</b>	Vacant Land	<b>Additional Acreage Available:</b>	10
<b>Status:</b>	Available	<b>Maximum Contiguous Space:</b>	65
<b>Shovel Ready/Certified:</b>	No	<b>Buildable Acres/Coverage:</b>	50
<b>Business/Industrial Park:</b>	No	<b>Zoning:</b>	B-3
<b>Total Available (acres):</b>	55	<b>Ownership:</b>	Private
<b>Divisible (yes/no):</b>	Yes	<b>Previous Use:</b>	Agriculture
<b>Site Size (acres):</b>	55	<b>Parcel ID:</b>	015 019.08
<b>For Sale Terms</b>	Yes	<b>For Lease:</b>	No
<b>Sale Price:</b>	\$1,925,000.00	<b>Price Negotiable:</b>	Yes

<b>Geographic/Transportation Information</b>			
<b>Latitude:</b>	36.1347271	<b>Distance to Highway 2:</b>	2
<b>Longitude:</b>	-83.4687769	<b>Interstate Name:</b>	I-40
<b>County:</b>	Jefferson	<b>Distance to Interstate:</b>	9
<b>Rail Access:</b>	Yes	<b>Interstate Name 2:</b>	I-81
<b>Revitalization Area:</b>	Yes	<b>Distance to Interstate 2:</b>	13
<b>Topography:</b>	Yes	<b>Airport Name:</b>	Morristown Regional Airport
<b>Flood Plain:</b>	No	<b>Distance to Airport:</b>	9
<b>Wetlands:</b>	No	<b>Airport Name 2:</b>	McGhee/Tyson Airport
<b>Highway Name:</b>	11	<b>Distance to Airport 2:</b>	9
<b>Distance to Highway:</b>	0.1	<b>Rail Name:</b>	Norfolk Southern
<b>Highway Name 2:</b>	92	<b>Distance to Rail:</b>	0

<b>Utility Information</b>			
<b>Service to Property (Distribution):</b>	Yes	<b>Size of Gas Main:</b>	6
<b>Electric Provider:</b>	Appalachian Electrical CO-OP	<b>Water On Site:</b>	Yes
<b>Sewer On Site:</b>	Yes	<b>Water Provider:</b>	Jefferson City
<b>Sewer Provider:</b>	Jefferson City	<b>Water Main Size:</b>	6
<b>Sewer Main Size:</b>	8	<b>Telecom on Site:</b>	Yes
<b>Gas On Site:</b>	Yes	<b>Telecom Provider:</b>	ATT
<b>Gas Provider:</b>	Jefferson Cocke County Utility District	<b>DSL Available:</b>	Yes
<b>Gas MainPSI:</b>	45		

<b>Additional Information</b>	
<b>Region:</b>	NE Valley

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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