

20+/- Acre - For Sale Sevierville Development

**Asking Price
\$ 3,250,000**

Vacant Land

602 Dolly Parton Parkway/ River Road
Sevierville, TN 37862

- Multi-Use Opportunity
- Located in the City of Sevierville
- 10 Miles to Exit 407/ Interstate 40
- Limited Fee Simple Availability
- Commercially Zoned C-4 Arterial Commercial
- Residentially Zoned R-1 LR Low Density

Offering Summary		Property Information	
Price per Acre	\$ 162,500 per Acre	Zoning	C-4 Commercial / LR Residential
Vacant Land	Development Opportunity	Utilities	Public Access
Road Frontage	200 Feet Dolly Parton Parkway	Terrain	Flat/ Level Lot
River Frontage	440 Feet Little Pigeon River	Improvements	1,425 SF Building/ Parking Lot
Access	Dolly Parton Parkway/ River Road	Traffic Count	47,031 ADT



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