Knoxville, TN — #3 of 10: Commercial Builders

Commercial Builders: 109

Source: ALEX Intelligence · Published November 06, 2026

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THE DATA

109

Commercial Builders (2022)

Knoxville leads East Tennessee in nonresidential construction activity among the state’s 10 metros.

With 109 commercial builders operating in the Knoxville metro, the region ranks third among all Tennessee metros in nonresidential building construction (NAICS 2362). This reflects ongoing investment in office, retail, and industrial infrastructure, even as residential markets show signs of stabilization. The level of activity suggests strong confidence in the region’s long-term economic trajectory and resilience to national headwinds.



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Source: U.S. Census Bureau, County Business Patterns 2022, NAICS 2362 (Nonresidential building construction) · ALEX Intelligence computation
https://alex-companies.com/data/2026-11-06-knoxville-istand-2362-msa

01

Commercial Momentum Fuels Long-Term Growth

Knoxville’s third-place ranking in commercial builders is not just a number—it’s a signal of institutional confidence. The concentration of nonresidential construction reflects expanding corporate presence, public infrastructure projects, and rising demand for flexible workspace. Unlike markets where construction has plateaued, Knoxville’s sustained activity suggests a maturing, diversified economy less reliant on residential booms. This bodes well for job creation, tax base expansion, and long-term property value appreciation across commercial and adjacent residential corridors.



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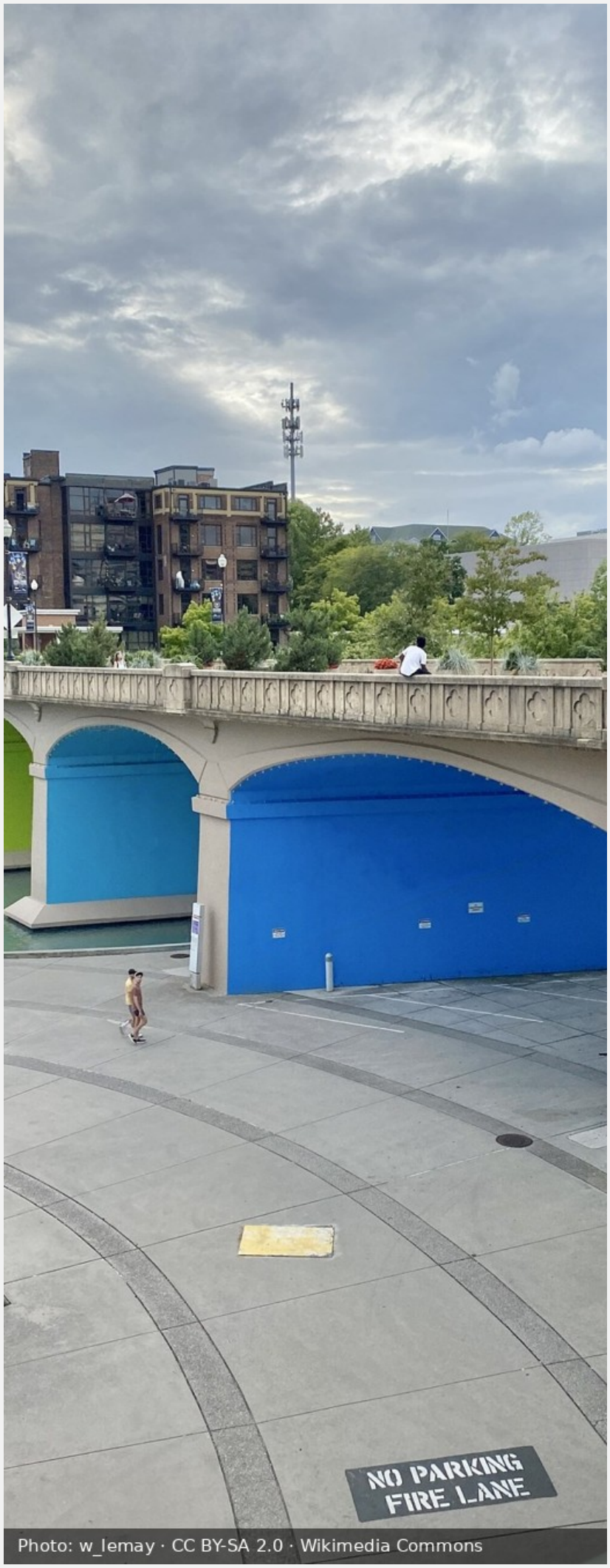


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02

East Tennessee's Unique Construction Edge

While Nashville leads the state in commercial builders, Knoxville's position as #3 is especially notable given its smaller size and lower population density. This suggests a high level of construction efficiency and strategic investment per capita. The fact that Knoxville outpaces Memphis and Chattanooga—both larger metros—indicates that the region is attracting quality development, not just volume. This competitive edge may stem from lower regulatory friction, targeted incentives, and a growing cluster of innovation-driven firms in biotech, logistics, and advanced manufacturing.

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