



McEWEN NORTHSIDE RETAIL: 'BLOCK B'

4031 ASPEN GROVE DRIVE, FRANKLIN, TN 37067

McEwen Northside is a walkable, urban community in the core of Cool Springs, one of the most desirable and thriving retail markets in the country. The district's thoughtful design brings together business, residential, retail, restaurants, hotel, and interactive green spaces to foster connection and community, in a market known for its high disposable income.

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PROJECT OVERVIEW

45

ACRES

mixed-use environment

10

ACRES

beautifully designed green space

750

THOUSAND

sq. ft. Class A office space

100

THOUSAND

sq. ft. restaurant & retail space

150

ROOM

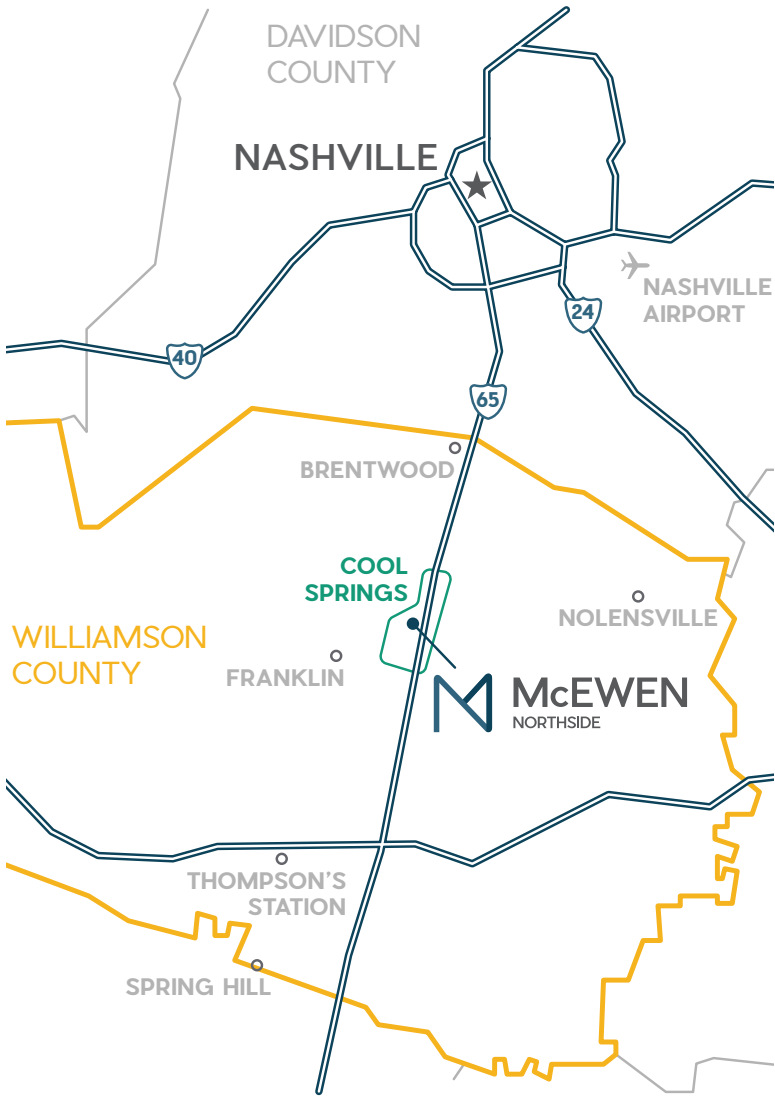
business-class hotel

580

LUXURY

apartments

LOCATION



2020 DEMOGRAPHICS

	3 MILE	5 MILE
POPULATION		
2020 Estimate	45,529	107,082
2025 Projection	51,386	121,228
TOTAL HOUSEHOLDS		
2020 Estimate	19,221	41,525
2025 Projection	21,577	46,731
AVERAGE HOUSEHOLD INCOME		
2020 Estimate	\$124,626	\$141,785
2025 Projection	\$128,934	\$147,831
MEDIAN AGE		
Male	36.6	38.5
Female	38.6	40.2



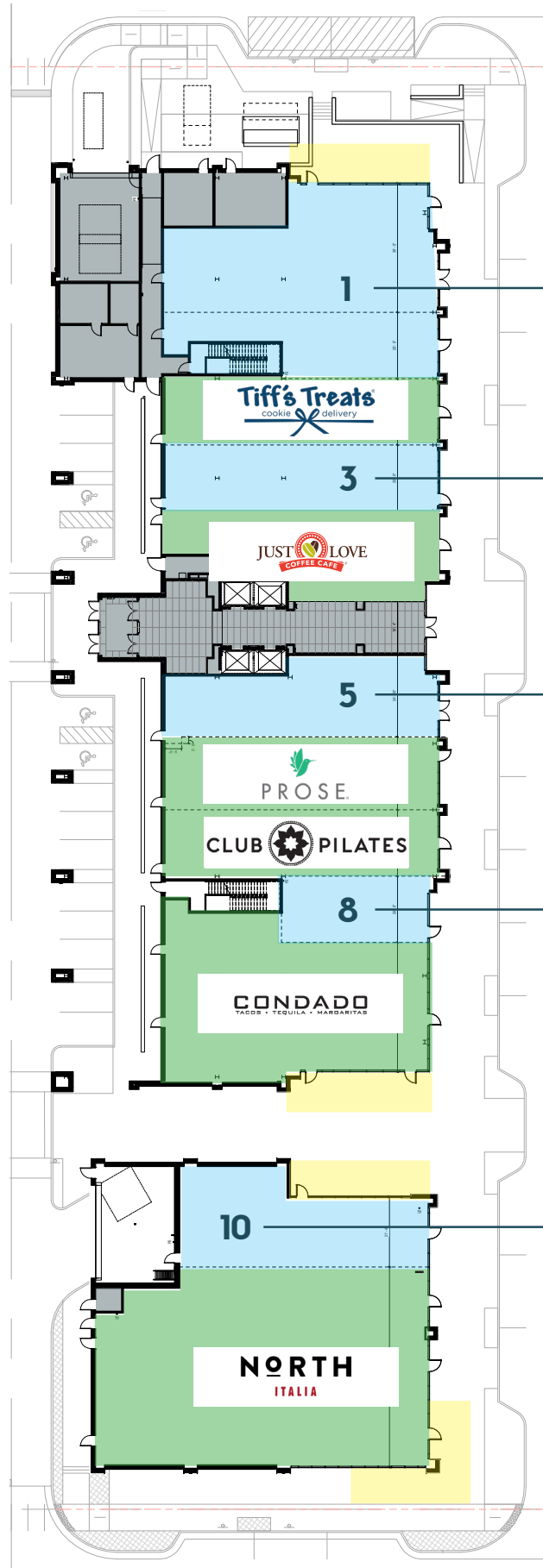


McEWEN
NORTHSIDE

BLOCK B RETAIL FLOOR PLAN

BLOCK B MIXED USE
4031 Aspen Grove Drive

BLOCK B RESTAURANT
4041 Aspen Grove Drive



RESTAURANT
4,095 RSF

RETAIL
1,706 RSF

RETAIL
1,870 RSF

RETAIL
921 RSF

RESTAURANT
2,023 RSF