

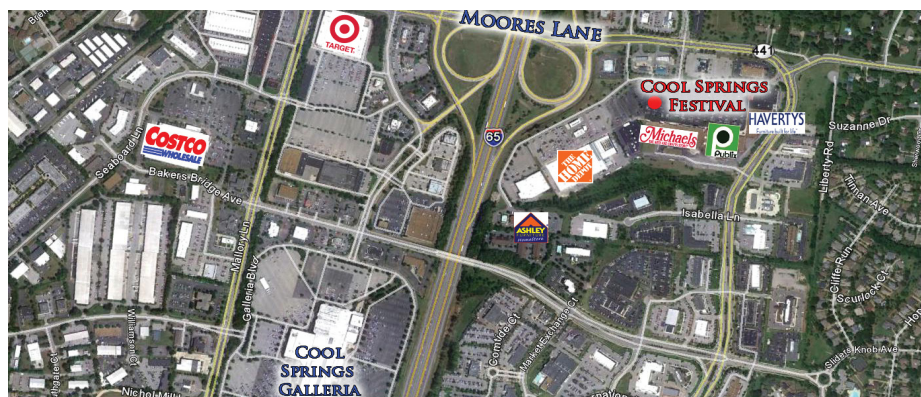


RETAIL SPACE FOR LEASE

Cool Springs Festival • 8105 Moores Lane • Brentwood, TN 37027

MARKET OVERVIEW

- Cool Springs is the dominant retail trade area for the entire region.
- Williamson County is ranked within top 10 wealthiest county in the country.
- Proven stable shopping center with historically low turnover and long tenant tenure (Most anchor tenants present for over 20 years).
- Consistent high retail sales per square foot for anchor and shop tenants.
- 1.54 million visitors to the shopping center per year.
- Interstate visibility with immediate access off of I-65 off ramp.



GRANT KINNETT

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2020 DEMOGRAPHICS

	3 Mile	5 Mile
Population		
2020 Estimate	33,236	90,068
Total Households		
2020 Estimate	13,382	34,005
Average Household Income		
2020 Estimate	\$163,015	\$175,657
Median Age		
	39.4	40.0
Daytime Population		
	62,004	126,668

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SUITE	TENANT	SQ. FT.
1	MICHAEL'S	19,350
2	MATTRESS FIRM	8,000
3	JASMINE THAI & SUSHI	2,727
4	GUITAR CENTER	12,019
5	PETSMART	26,408
6	PUBLIX	54,380
7	COMING SOON	10,000
8	HOLLYWOOD NAILS	1,600
9	R&S FLOORING	2,400
10	UNIFORM ADVANTAGE	2,400

SUITE	TENANT	SQ. FT.
11	SALLY BEAUTY SUPPLY	1,700
12	BOOT BARN	12,016
13	ADVANCE AUTO PARTS	13,185
14	NEW BRAND CLEANERS	1,200
15	FUJI JAPANESE RESTAURANT	1,875
16	PAPA MURPHY'S	1,741
17	COOL SPRINGS FAMILY DENTISTRY	1,915
18	GREAT CLIPS	1,200
19	DICKEY'S BBQ	1,600
20	VISIONWORKS	4,505



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Coming Soon: 10,000 SF



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