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Project Overview  
Retail + Restaurants





# MCEWEN NORTHSIDE

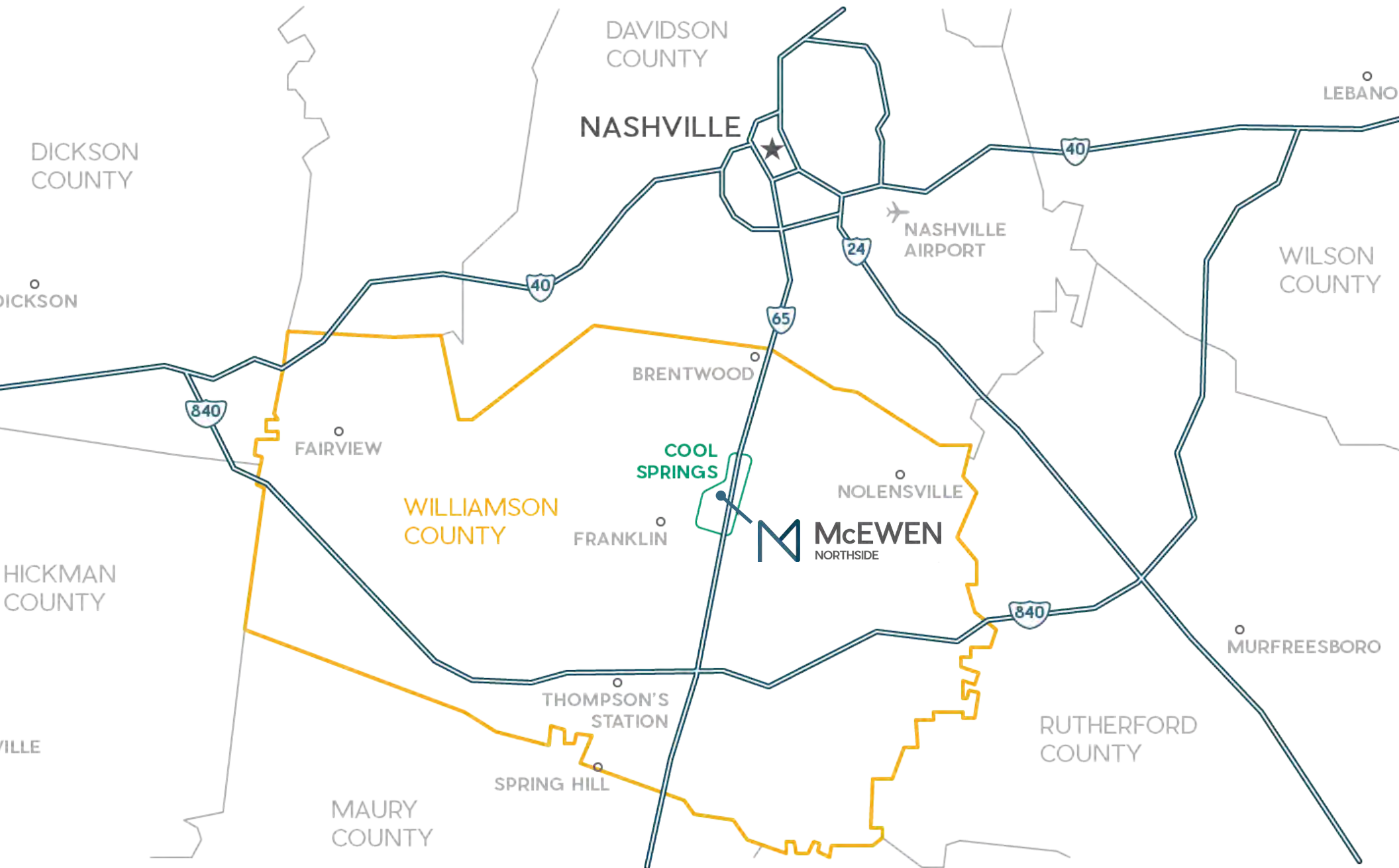


45 Acres  
740,000 SF Class A Office  
126,000 SF Restaurants & Specialty Retail  
314 Hotel Rooms  
770 Upscale Residential Units  
Beautifully Designed Greenspaces

AN INVITING URBAN EXPERIENCE



# LOCATION



PRESTIGIOUS OFFICE MARKET AND REGIONAL RETAIL HUB





# REGIONAL RETAIL HUB



Cool Springs Class A/B Office Daytime Population

Class	SF	1 person / 250 SF
A	6,421,183	25,685
B	2,572,867	10,290
Total	8,994,050	35,975

IN THE CORE OF COOL SPRINGS ACTIVITY



# DEMOGRAPHICS

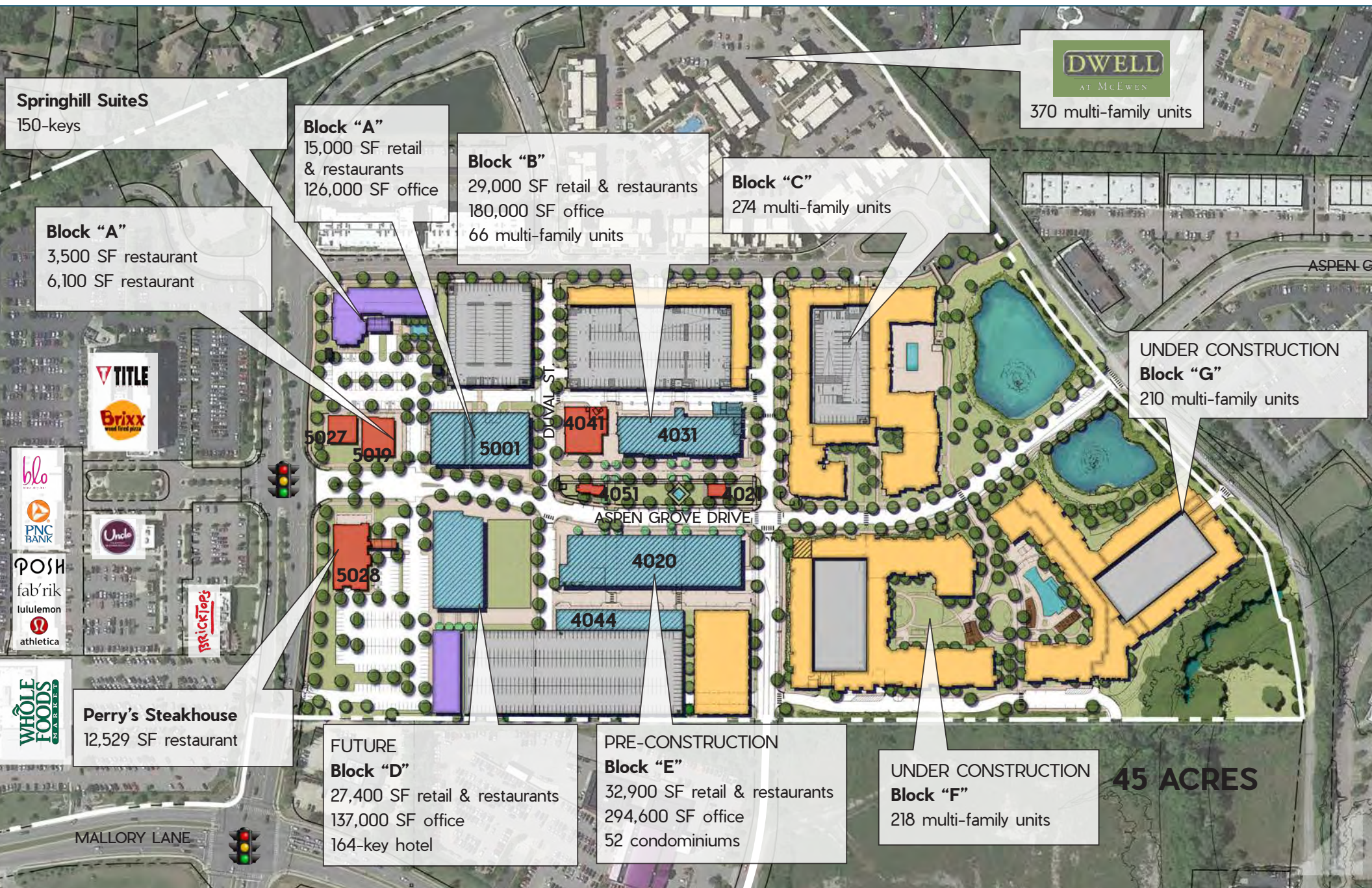
DEMOGRAPHICS	3 MILE	5 MILE	7 MILE	20 MIN.
POPULATION				
ESTIMATED 2023	48,296	110,297	151,110	197,924
PROJECTED 2028	53,315	123,866	169,383	220,281
HOUSEHOLDS				
ESTIMATED 2023	19,957	42,386	56,182	75,635
PROJECTED 2028	23,106	49,874	66,018	87,134
AVERAGE HH INCOME				
ESTIMATED 2023	\$145,207	\$167,731	\$189,868	\$187,556
PROJECTED 2028	\$131,002	\$150,601	\$172,322	\$174,285
TOTAL BUSINESSES	6,383	8,954	12,687	16,823
TOTAL EMPLOYEES	66,236	84,337	122,618	162,789



A VIBRANT, GROWING COMMUNITY



# MASTER PLAN



A THOUGHTFULLY PLANNED DISTRICT



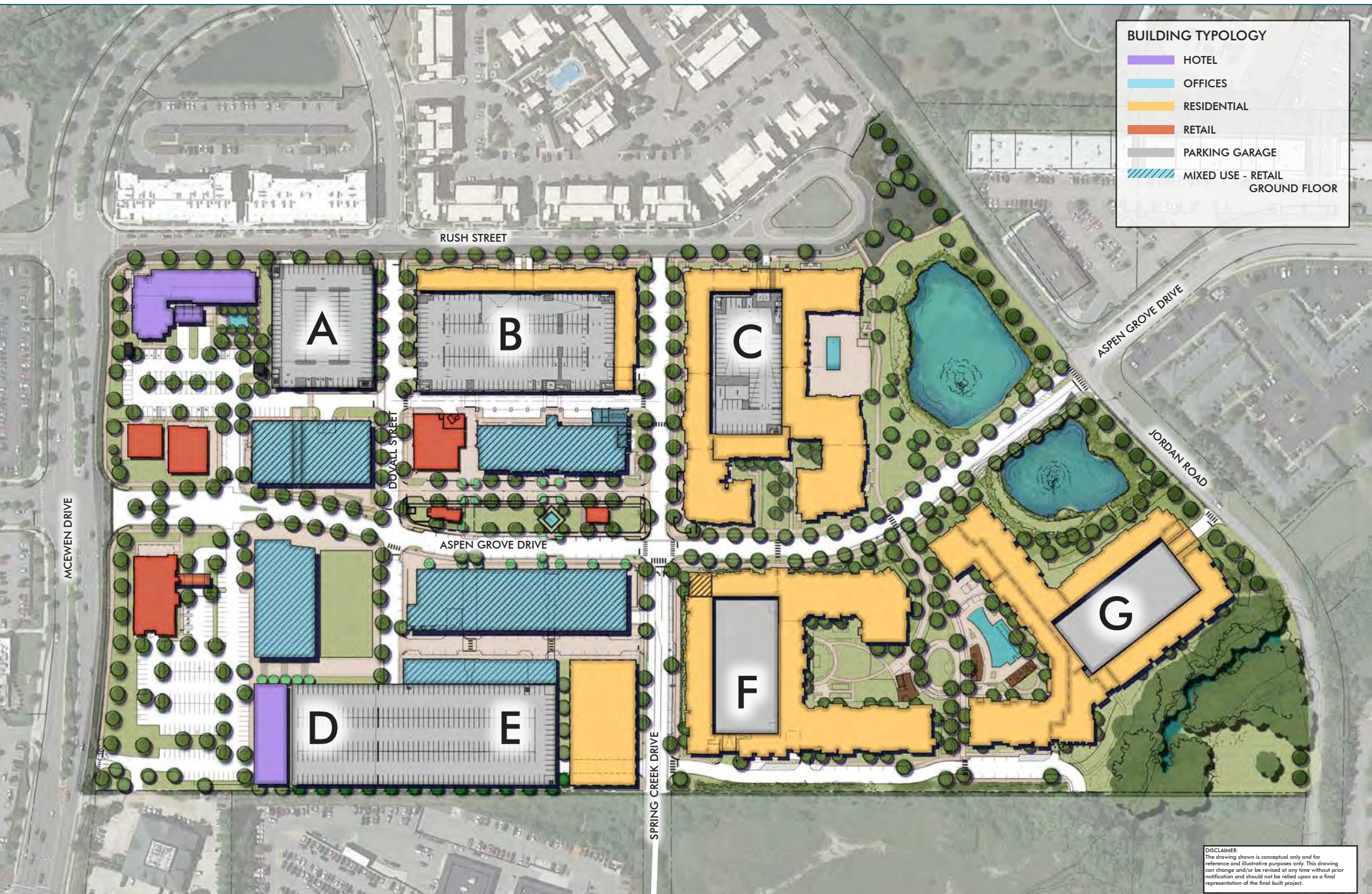
# MASTER PLAN



A THOUGHTFULLY PLANNED DISTRICT



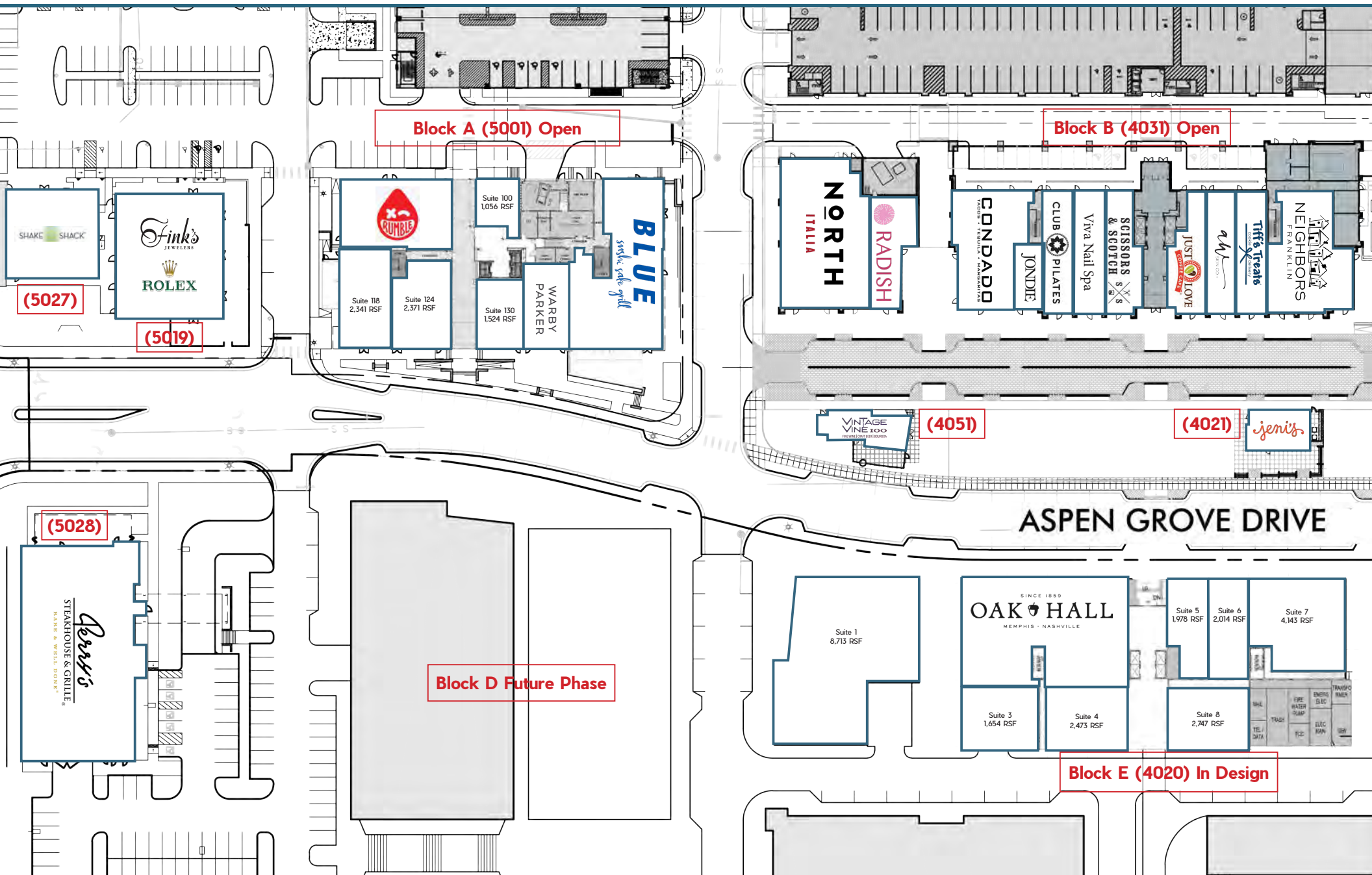
# MASTER PLAN



A THOUGHTFULLY PLANNED DISTRICT



# MASTER PLAN



A THOUGHTFULLY PLANNED DISTRICT



# ACCESSIBLE

## ROAD KEY

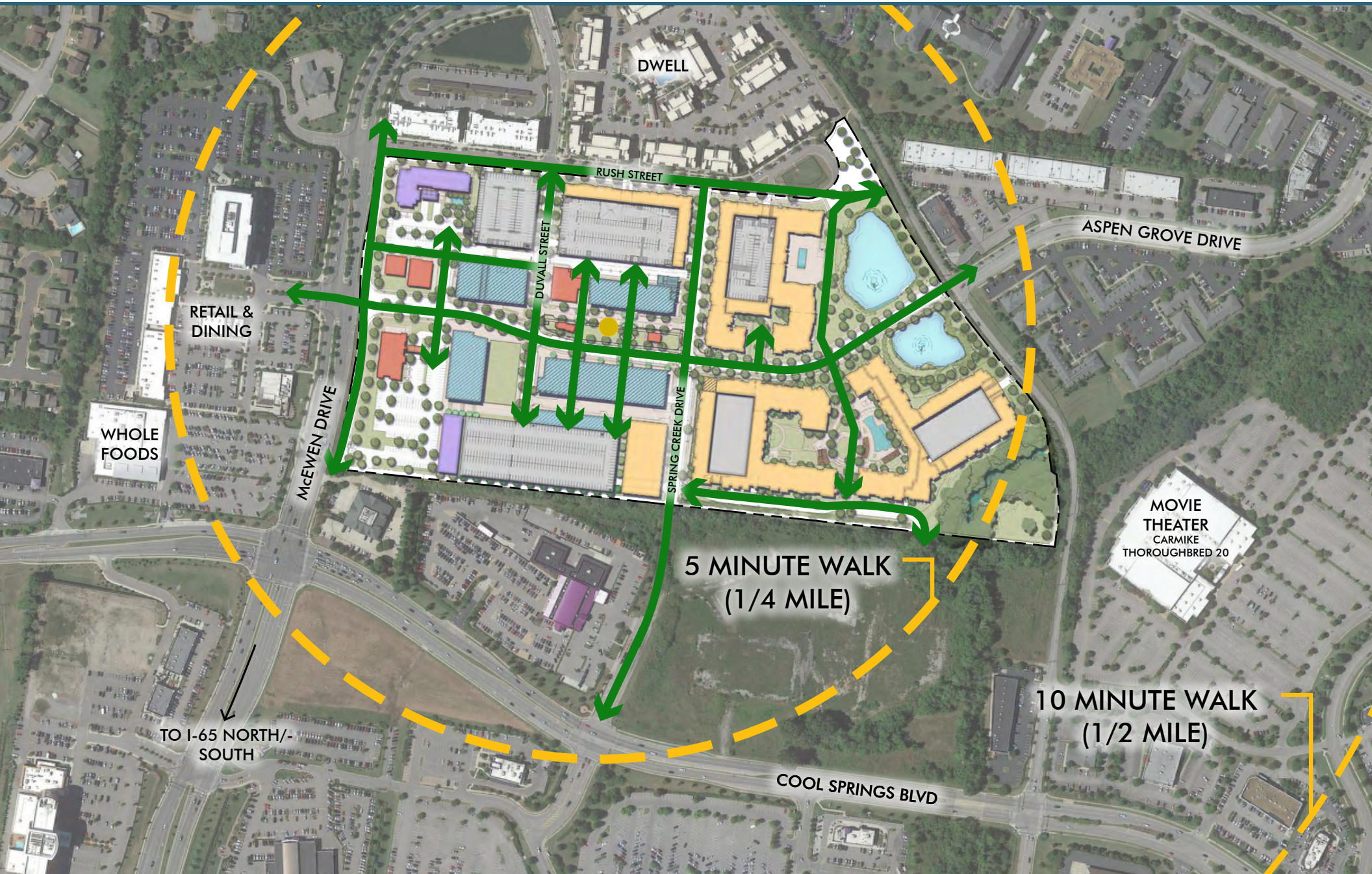
- INTERSTATE
- MAJOR ARTERIAL
- MAJOR COLLECTOR
- MINOR COLLECTOR
- LOCAL



WELL-CONNECTED STRATEGIC SITE



# WALKABLE



A PLAN THAT INSPIRES CONNECTION



# BLOCK A



BLOCK A OFFICE & GROUND FLOOR RETAIL



# BLOCK B



BLOCK B OFFICE & GROUND FLOOR RETAIL



# BLOCKS B AND C



BLOCK B OFFICE & RETAIL, BLOCK C MULTI-FAMILY



# LIFESTYLE





# LIFESTYLE





# MCEWEN NORTHSIDE



MASTER PLAN





## INSPIRED COMMUNITIES INSPIRE CONNECTION

Vibrant communities that stand the test of time. Homes that draw you in, and surroundings that beckon you out. Work environments that engage employees and foster collaboration, with open space that nurtures creativity. Retail shops that delight and eating experiences to savor. Boyle mixed-use communities blend walkability, livability, and workability within some of Middle Tennessee's most desirable locations.

**BOYLE**  
*Building community since 1933.*

