

PROVIDENCE COMMONS

NASHVILLE, TN MSA
Mt. Juliet Submarket



PROVIDENCE COMMONS 200,000 SF

717 S. Mt. Juliet Blvd.
Mt. Juliet, TN 37122

2020 DEMOGRAPHICS

	3 mi	5 mi
Avg. HH Income	\$87,306	\$93,008
Population	24,503	64,488
Households	9,712	25,399
Median Age	37.8	37.3

TRAFFIC COUNTS

Mt. Juliet Rd.	20,560
Providence Pkwy	14,016
I-40	86,151

CONTACT INFORMATION

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- **REGIONAL RETAIL LOCATION:** Located in Providence shopping area - THE dominant retail hub for the entire I-40 east Nashville corridor. Retail traffic drawn from 239,048 person 10 mile radius and beyond.
- **BOOMING SUBMARKET:** Mt. Juliet is the second fastest-growing submarket in Tennessee and nationally top ranked for new home construction and job growth.
- **RAPID POPULATION GROWTH:** The population has increased by 64% within a 5-mile radius of the property since 2000.

- **EXPLOSIVE RESIDENTIAL GROWTH:** Nearly 7,500 residential units are under construction within a 5-mile radius, which will result in nearly 18,000 future residents.
- **JOB CREATION:** Since 2015, over 2,000 jobs have been added to announced in Mt. Juliet from companies including Under Armour, FedEx, and KHS America.
- **PREMIER MERCHANDISING MIX:** The property has one of the strongest tenant line-ups in the submarket, with 87% of the shopping center leased to National and Regional tenants.

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MT. JULIET, TN

I-40 E RETAIL CORRIDOR

Mt. Juliet is the dominant regional retail hub for the I-40 E Nashville corridor.

This is THE shopping destination for residents and commuters on the east side of Nashville.

