

FOR LEASE OR BUILD-TO-SUIT > COMMERCIAL

# FORMER RESTAURANT SPACE

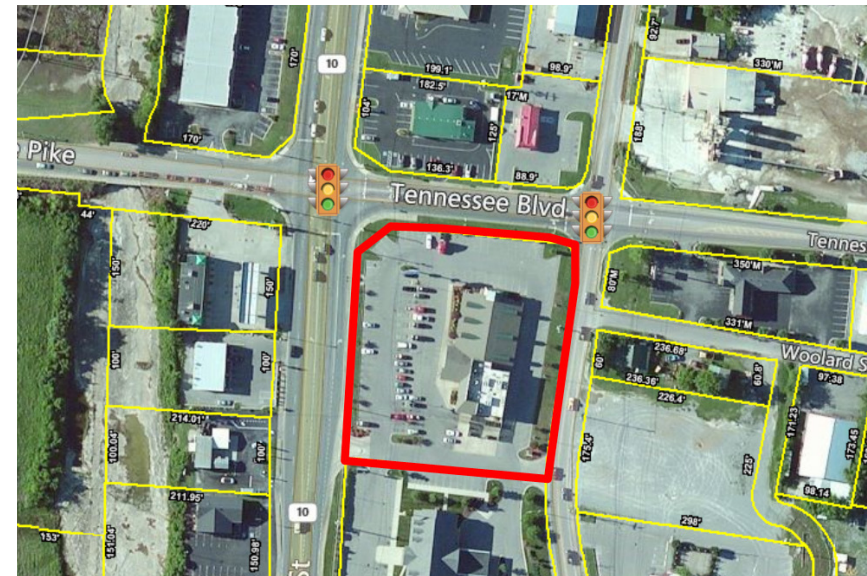
405 SOUTH CUMBERLAND STREET, LEBANON, TN 37087



## Site Features

- > 10,926 SF former restaurant available for lease or build-to-suit
- > 1.8 AC
- > Located at the signalized corner of South Cumberland Street and Tennessee Boulevard
- > Close proximity to Cumberland University
- > Approximately 140 Parking spaces
- > Great ingress and egress

## Contact Agent for Lease Rate



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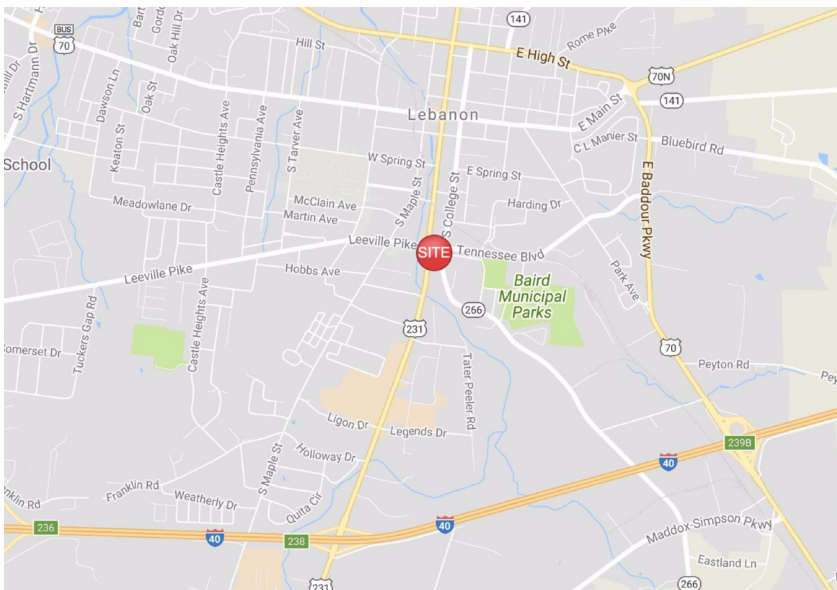
COLLIERS INTERNATIONAL  
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## Site Plan



## Location



## Demographics - 2017

|                               | 1 MILE  | 3 MILE   | 5 MILE   |
|-------------------------------|---|----------|----------|
| Population                    | 5,707   | 22,338   | 34,672   |
| Average HH Income             | \$38,751  | \$51,061 | \$63,346 |
| Population Growth 2017 - 2022 | 3.0%  | 3.0%     | 2.9%     |
| Traffic Count                 | 21,167 VPD on South Cumberland Street<br>7,626 VPD on Leeville Pike |          |          |

## Contact Us

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The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease.

