AVAILABLE > 2,100 SF

# Winchester Commercial Center

2085 E. WINCHESTER ROAD, COLLIERVILLE, TENNESSEE 38017



## Prime intersection, great trade area

The Winchester Commercial Center is a 6,650 square foot Class A bricked retail shopping center on approximately 0.79 beautifully landscaped acres in the heart of Collierville's dense retail and rooftops. The center is located just off the highly trafficked corner of Winchester Road and Houston Levee Road and within the immediate vicinity of the Gallina Centro Development and Houston Levee Galleria. With below market rents, strong demographics, and a flexible landlord, Winchester Commercial Center offers a prime location for any retailer.

- > 2,100 square foot rare end-cap
- > Developed in 2006
- > Ample parking
- > High visibility, with direct access off Winchester Road
- > Only 2.5 miles from Highway 385 and Houston Levee exit

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### 2085 E. Winchester Road > Aerial



# 2085 E. Winchester Road > Location Map & Demographic Profile

		1.0 Mile
La production of the	Population	2,988
Germantown Wolf-River Blvd	Households	1,180
2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2	Average Household Income	\$146,544
Stout Rd B Rophin Rites Stout Rd Rophin Rites St	Businesses	261
N RUN NUMBER OF THE REAL OF TH	Employees	2,245
2085 E. Winchester Blvd.		3.0 Miles
Windvise sur Rd W-Poplar Ave TN-57 E Poplar Ave Coultry Wingo Coultry Wingo Coultry	Population	28,395
tes Rd	Households	10,557
TN-175E Shelby-Dr 175	Average Household Income	\$154,242
	Businesses	2,541
E Holmes Rd	Employees	19,088
		5.0 Miles
	Population	99,684
	Households	36,259
01ive 302 Branch MS-102 E-MS-302 W Goodman-Rd 302	Average Household Income	\$132,714
178	Businesses	7,093
78	Employees	43,824

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