



# Freestanding Restaurant with Drive-Thru

For Lease

**3,505 SF**

3821 Hacks Cross Rd.  
Memphis, TN 38125

## For Lease

Colliers is pleased to present for lease this Class A, freestanding, drive-thru restaurant location at 3821 Hacks Cross Road in Memphis, Tennessee. This 3,505 square foot building features a fully equipped kitchen, existing drive-thru window and abundant parking. Located at the lighted intersection and northwest corner of the Hacks Cross and Misty Meadows, this freestanding restaurant has approximately 215+/- feet of frontage just north of I-385.

This high profile, suburban location is situated on 1.31 acres in the midst of the well-established southeast submarket anchored by the FedEx World Headquarters and the TPC at Southwind. Neighboring restaurants include McDonald's, Applebees, Starbucks, Holiday Ham, Buffalo Wild Wings, KFC, Popeyes, Wendy's and other regional fast casual users and QSR's. The retail trade area includes Costco, At Home, JC Penney, PetSmart, Walgreens, Burlington, Dick's Sporting Goods, Kroger and Ashley HomeStore, just to name a few.

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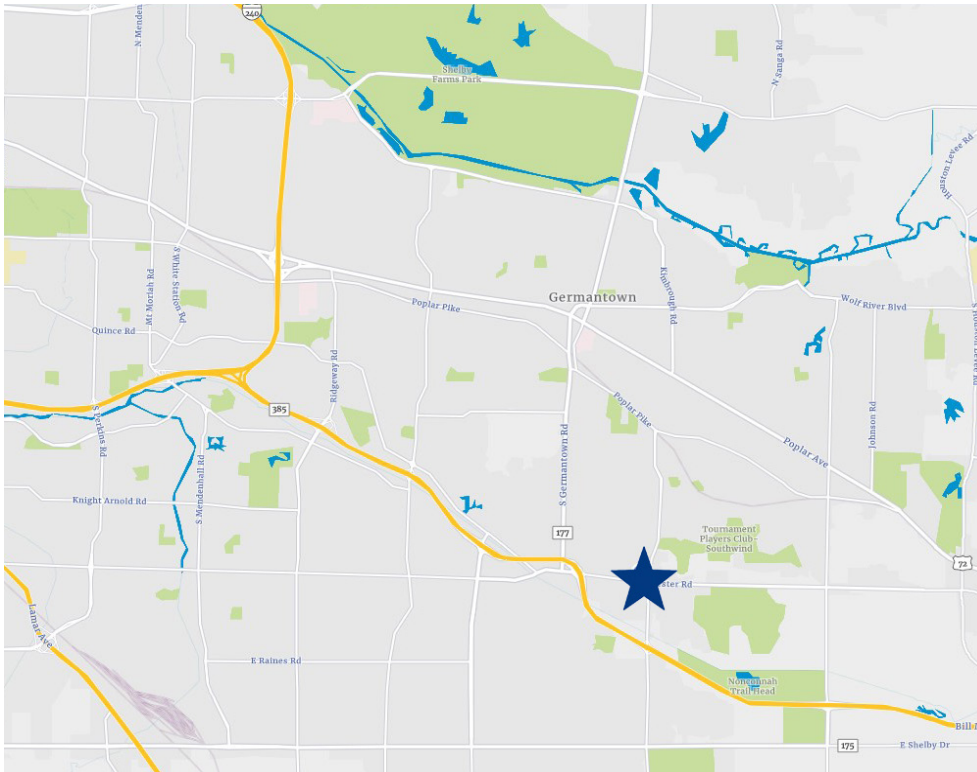


# For Lease

## Aerial



## Map



## PROPERTY FEATURES

Square Feet	3,505+/- SF
Acres	1.3+/- AC
Building Height	14'
Construction	Masonry
Parking Spaces	60
Year Built	2005
Submarket	Southeast
Interstate Access	.6 Miles to I-385

## AREA DEMOGRAPHICS



### Population

1-Mile: 7,598  
3-Miles: 70,011  
5-Miles: 172,512



### Daytime Employees

1-Mile: 5,215  
3-Miles: 24,269  
5-Miles: 78,737



### Average HH Income

1-Mile: \$76,703  
3-Miles: \$89,652  
5-Miles: \$91,431



### Households

1-Mile: 3,219  
3-Miles: 26,529  
5-Miles: 65,899

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**Traffic Counts**  
Hacks Cross Rd.

**31,209 VPD**