

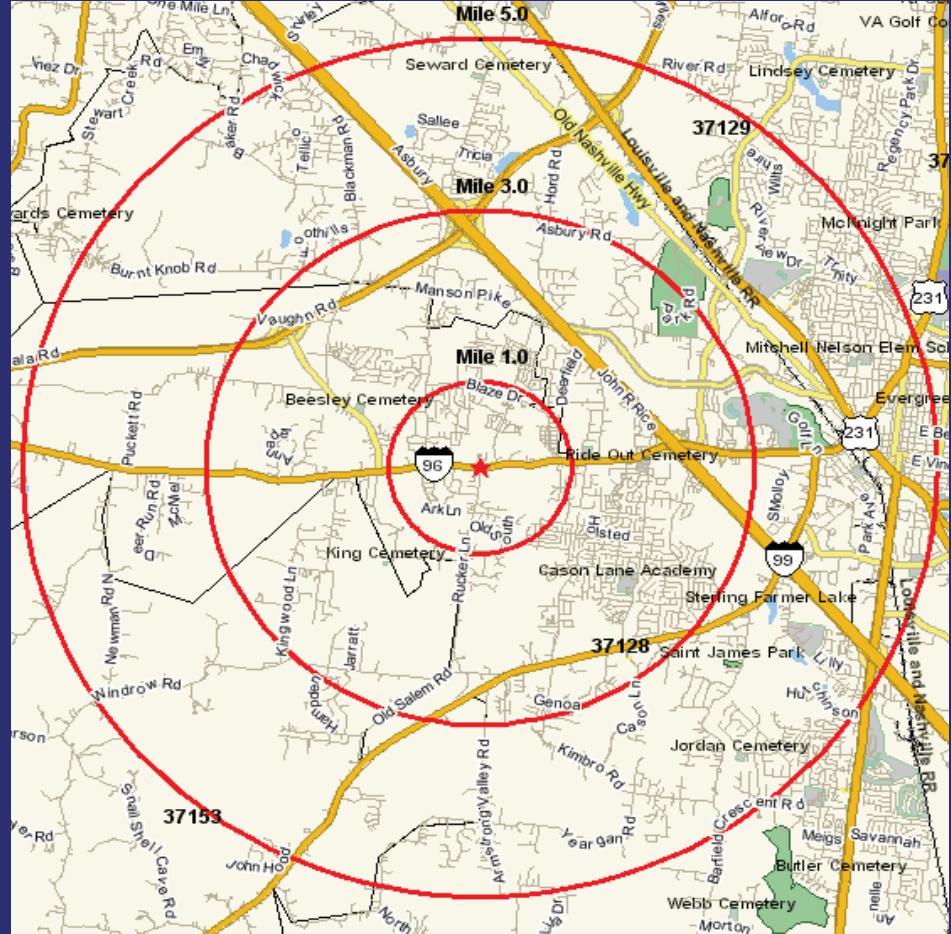
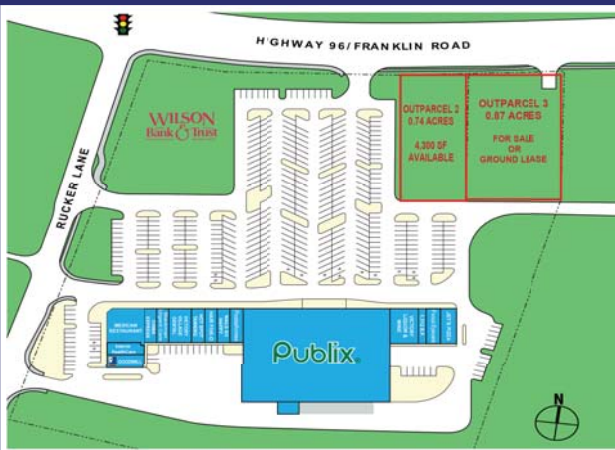
Retail Space And Outparcel Available



Publix Outparcel Opportunities

- 6,300 SF of Shop Space Available- New Retail Space Coming Soon - Outparcel 2
- Outparcel 3 - 0.87 acres Build to Suit or Ground Lease
- Approximately 167% population growth in the trade area since 2000
- Household incomes in excess of \$77,800 within a 3 mile radius
- Immediate trade area of 37,300 people within a 3 mile radius
- Projected population in excess of 82,931 people within a 5 mile radius by 2021
- 13 new developing subdivisions around site totaling nearly 5,250 units
- Traffic counts on Hwy 96 in excess of 16,000 vehicles per day (TDOT 2016)

The Market at Victory Village | Murfreesboro, Tennessee



	1 mile	3 miles	5 miles
Population			
2018 Projection	6,102	38,192	77,359
2013 Estimate	5,287	34,052	70,067
2000 Census	1,823	13,819	42,641
1990 Census	1,576	13,913	40,626
Growth 2013 - 2018	20.49%	18.72%	13.35%
Growth 2000 - 2013	190.02%	146.41%	64.32%
Households			
2018 Projection	2,088	14,194	29,507
2013 Estimate	1,808	12,681	26,776
2000 Census	607	4,805	16,150
Growth 2013 - 2018	18.24%	16.89%	12.12%
Growth 2000 - 2013	197.86%	163.91%	65.80%
Average Household Income	\$79,167	\$77,020	\$68,775

Source: 2013 ESRI

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