

GREENEVILLE COMMONS

1316-1371 TUSCULUM BLVD.

GREENEVILLE, TN 37745

36.172880, -82.794728

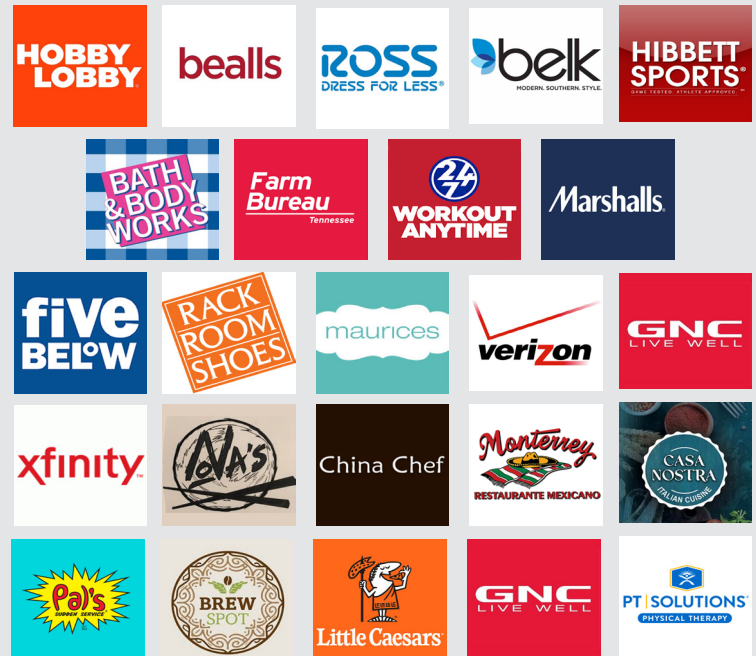


SIZE : 244,139 SF

PROPERTY FEATURES

- 1,500 SF available for lease.
- 4.16 million annual visitors and +35 mile customer draw radius.
- Regional shopping center with best-in-class anchors including Hobby Lobby, Marshalls, Five Below and Belk.
- Located between two major thoroughfares within the heart of Greenville's retail area and boasts access from E Andrew Johnson Highway and Tusculum Boulevard.
- Greenville Commons provides a one-stop, all-day shopping experience for consumers, including retail, restaurants, and fitness type users.
- Traffic Counts: Tusculum Blvd (18,570 VPD) | E Andrew Johnson Hwy (27,930 VPD).

CO-TENANTS



DEMOGRAPHICS – 2024	3 MILE	5 MILES	10 MILES
Estimated Population	20,281	29,525	56,156
Households	8,148	11,873	22,967
Average Houshold Income	\$75,138	\$76,105	\$74,443

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UNIT	TENANT	SF	UNIT	TENANT	SF	UNIT	TENANT	SF
01	Belk	41,749	09	Ross	22,016	17	Farm Bureau Ins.-TN	1,350
02	Rack Room Shoes	5,400	10	Monterrey Mexican	3,950	18	Xfinity/Comcast	2,400
03	Maurice's	4,950	11	China Chef	1,200	19	Workout Anytime	7,767
04	Bath & Body Works	3,000	12	Casa Nostra Italian	2,400	20	Solutions PT	2,450
05	Hobby Lobby	52,000	13	America's Best	3,467	21	AVAILABLE	1,500
06	Five Below	9,000	14	GNC	2,160	22	The Brew Spot	1,680
07	Marshalls	21,000	15	Nova's Sushi	2,800	23	Bealls	22,500
08	Little Caesars	2,500	16	Pals	1,400	24	Hibbett	5,500

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