

For Lease

Retail

80,000 SF +/-



0 Snowden Lane

Southaven, Mississippi 38672

Property Features

- Phase 2 of the development consists of three buildings with 80,000 square feet of entertainment, restaurant, and retail space anchored by an outdoor stage and open lawn area.
- Each building will offer balconies for extra seating, outdoor dining, socializing, and great views, truly creating an immersive, fun atmosphere.
- An outdoor and elevate stage will create an opportunity for local and regional artists, movie nights, yoga classes and other events
- Phase 1 is currently fully leased.



For more information:

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PHASE 2 OF TOP OF THE SIPP

The buildings will be two stories, with a thought toward balconied restaurant upstairs and retail on the ground level.

First Floor Plan - 15,082 SF

Restaurant 1: 7,524 SF

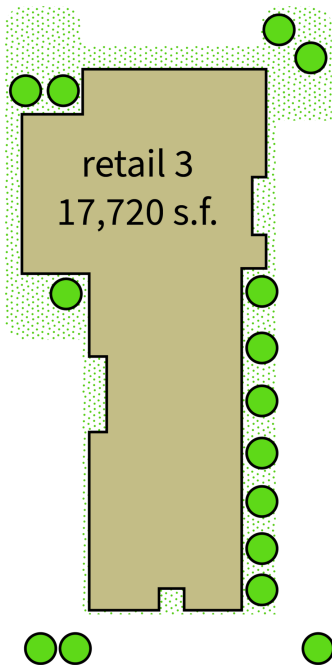
Restaurant 2: 7,524 SF

Second Floor Plan - 14,366 SF

Restaurant: 14,366 SF with two upper balconies

Balcony 1: 19'-4" x 48'-8"

Balcony 2: 27'-4" x 35'-10"



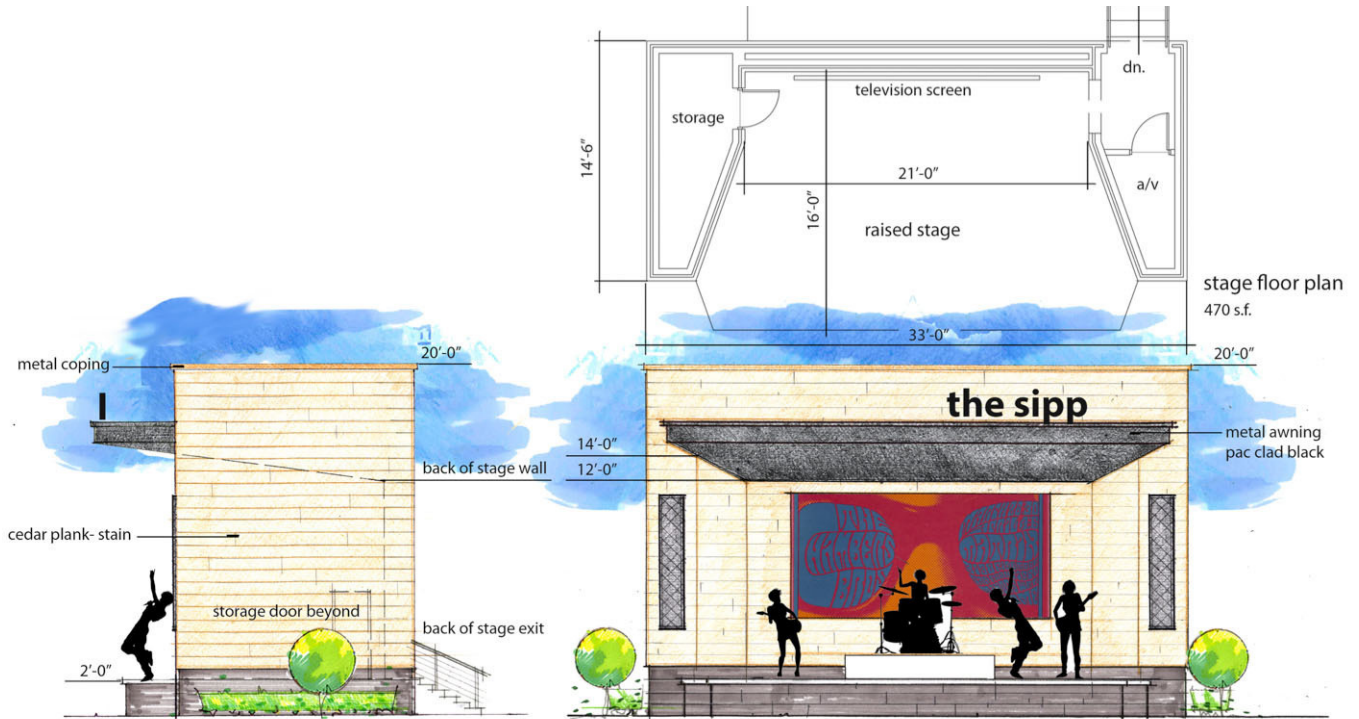
BUILDING #3

Phase 2 will also include a multi-level retail building to provide more boutique and local destination shopping.

Retail Space: 17,720 SF

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VENUE

The outdoor, elevated stage will be 2,200 square feet, facing south to avoid direct sunlight, and will utilize awnings to create shaded seating for the audience.

This is a venue created to provide opportunity for local and regional artists, movie nights, yoga classes, and other events planned to directly impact the local community.

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