

# OFFICE SPACE FOR LEASE

EAST SUBMARKET



CUSHMAN &  
WAKEFIELD



COMMERCIAL  
ADVISORS

4515 Poplar Avenue  
Memphis, TN 38117

**GROVE  
PARK  
CENTER**



## OFFICE SPACE FOR LEASE 1,139 - 4,800 SF Available

### PROPERTY HIGHLIGHTS

- Direct access to Poplar Avenue with traffic signal & Poplar address
- Building signage available
- Covered parking
- LED lighting throughout
- Recently updated building lobby
- Move in ready suites available



Grove Park Center is conveniently located on Poplar Avenue at the intersection of Poplar and Grove Park sitting directly across from Laurelwood Shopping Center. This area offers numerous high-end retail stores, including Joseph, James Davis, Nordstrom Rack, J. Jill, Orvis, Babcock Gifts, Novel Book Store and many more. Laurelwood is also home to Panera Bread, Chicken Salad Chick, Hopdoddy Burger Bar, Frost Bake Shop, Envy Nail Bar, and Pavo Salon.

8 Minutes  
3 Miles  
from



10 Minutes  
6 Miles  
from



**NEW BUILDING  
MONUMENT SIGN**

**Haley Lyerly Cowan**  
Senior Associate  
901 252 6485  
hlyerly@commadv.com

**Luke Jensen, SIOR**  
Executive Vice President | Principal  
901 362 4313  
luke.jensen@commadv.com

5101 Wheelis Drive, Suite 300  
Memphis, TN 38117  
Main: 901 366 6070  
[www.commadv.com](http://www.commadv.com)



**45,201 vehicles  
per day pass by  
the building and  
monument sign on  
Poplar Avenue**

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## STACKING PLAN

5 <sup>th</sup>	SUITE 510 <b>VACANT</b> +/-4,800 SF	<b>OCCUPIED</b> +/-2,516 SF	SUITE 525 <b>VACANT</b> +/-1,139 SF
4 <sup>th</sup>	<b>OCCUPIED</b> +/-8,117 SF		
3 <sup>rd</sup>	SUITE 327 <b>VACANT</b> +/-3,098 SF	<b>OCCUPIED</b> +/-9,649 SF	
2 <sup>nd</sup>	SUITE 200 <b>VACANT</b> +/-1,477 SF	<b>OCCUPIED</b> +/-11,857 SF	SUITE 224 <b>VACANT</b> +/-1,650 SF
1 <sup>st</sup>	SUITE 102 <b>VACANT</b> +/-2,169 SF	<b>OCCUPIED</b> +/-10,907 SF	SUITE 128 <b>VACANT</b> +/-635 SF



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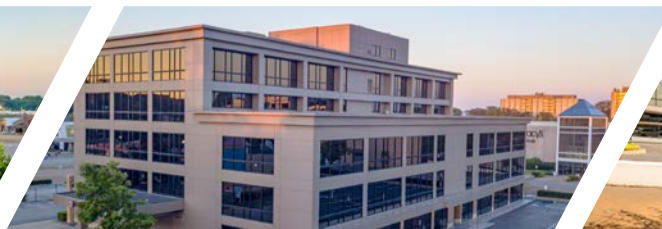
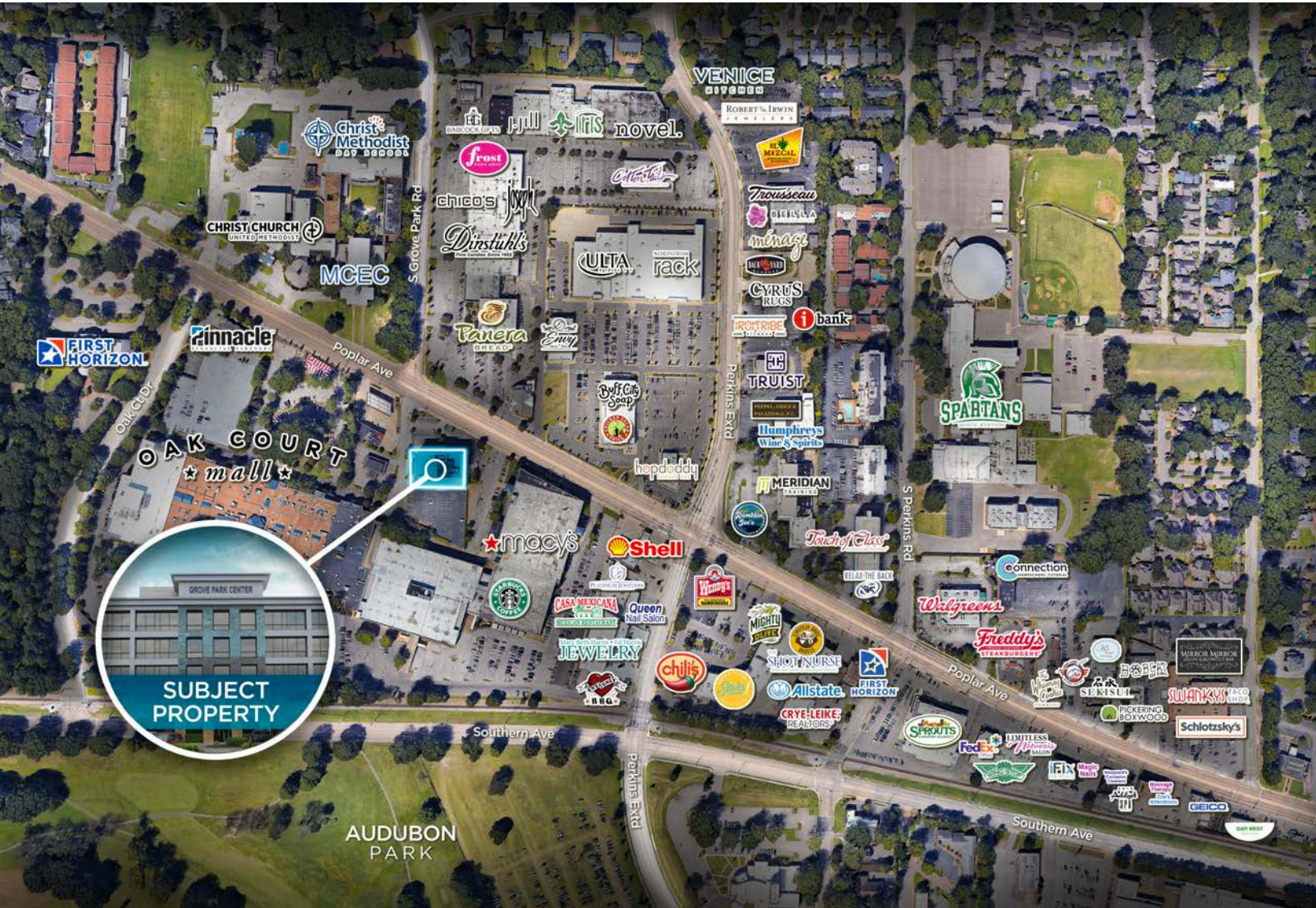
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## EAST SUBMARKET

## AREA AMENITIES



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## GROVE PARK CENTER

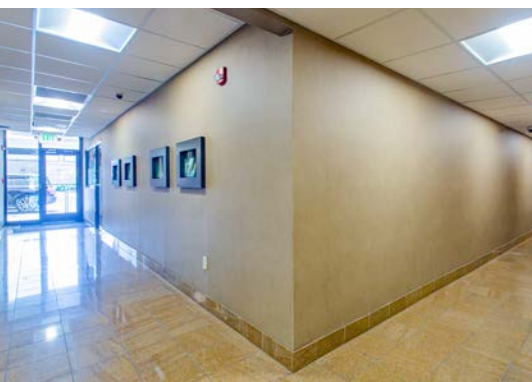
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