

# LAND FOR LEASE - BUILD TO SUIT | 5.88 ACRE COMMERCIAL DEVELOPMENT

Dr Robertson Road, Springhill, TN

Situated in Spring Hill, this property offers a prime investment opportunity for land and retail investors. Its strategic location in a growing community provides visibility and accessibility for retail businesses, making it ideal for attracting customers. Close to major roads and commercial centers, it is a promising prospect for retail expansion with potential for significant returns.

## KEY HIGHLIGHTS

- Strategic location with easy access to major transportation routes
- Well-established business community surrounding the property
- Ample land for a variety of business opportunities
- Proximity to dining, shopping, and other amenities for convenience
- 100k Population within 10 miles
- Lot Size: 5.88 Acres

## OFFERING SUMMARY

- Lease Rate: Negotiable
- Zoning: PB (Planned Business)

DEMOGRAPHICS	3 MILES	5 MILES	10 MILES
Total Households	3,766	18,274	35,666
Total Population	9,955	51,668	100,130
Average HH Income	\$129,934	\$118,308	\$129,156

\* Demographic data derived from 2020 ACS - US Census



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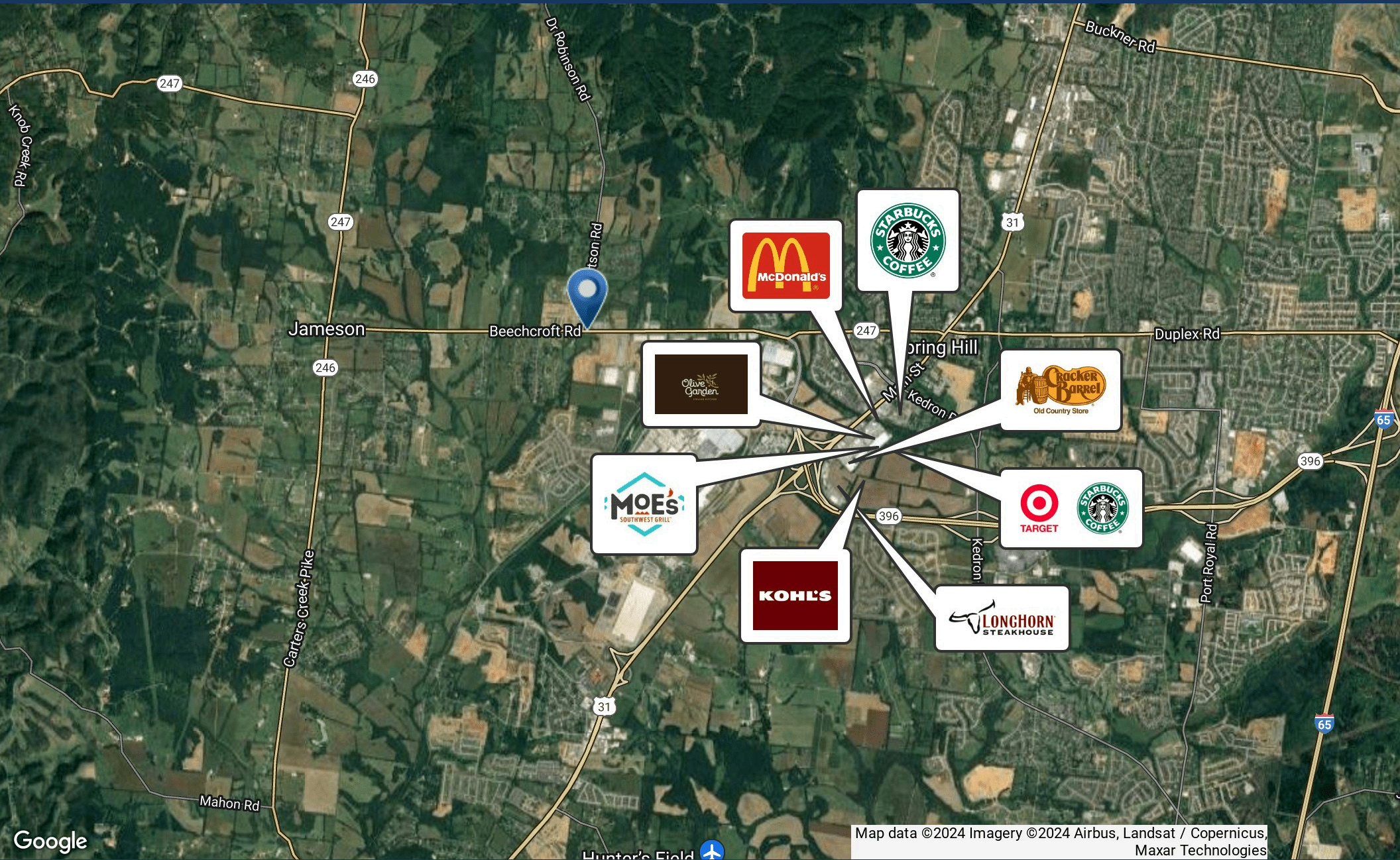
**Subject Site**

**BRG** | BUCHANAN  
REALTY  
GROUP  
INVESTMENTS | MANAGEMENT | BROKERAGE | DEVELOPMENT



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Map data ©2024 Imagery ©2024 Airbus, Landsat / Copernicus, Maxar Technologies

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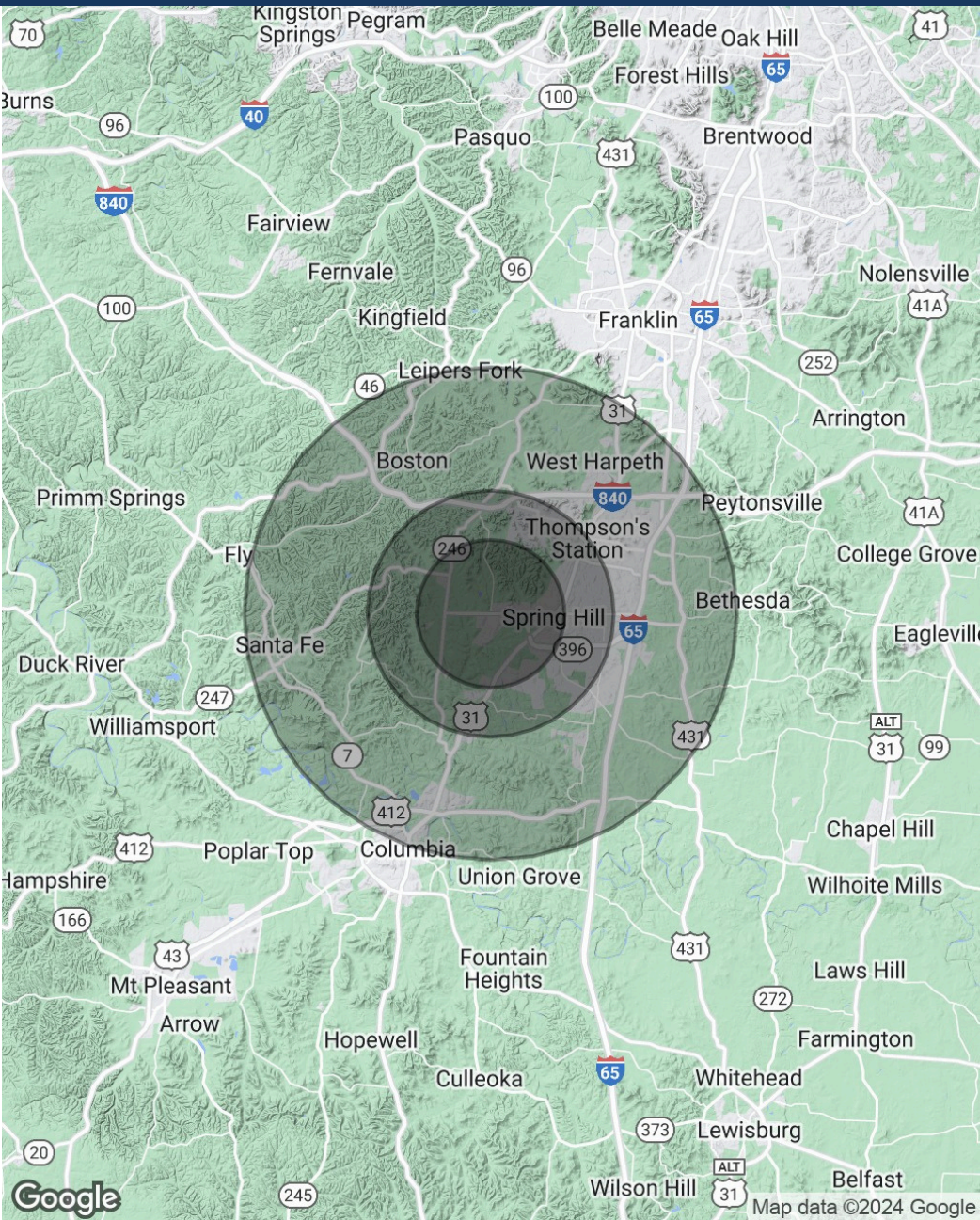
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POPULATION	3 MILES	5 MILES	10 MILES
Total Population	9,955	51,668	100,130
Average Age	40	37	38
Average Age (Male)	39	36	37
Average Age (Female)	41	38	39

HOUSEHOLDS & INCOME	3 MILES	5 MILES	10 MILES
Total Households	3,766	18,274	35,666
# of Persons per HH	2.6	2.8	2.8
Average HH Income	\$129,934	\$118,308	\$129,156
Average House Value	\$530,988	\$487,204	\$498,152

Demographics data derived from AlphaMap



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