

FOR SALE/LEASE

6233 N. GETWELL RD.

Bring your concept to one of the Mid-South's most active lifestyle destinations.

Silo Square has quickly become one of Southaven's most recognizable lifestyle destinations, offering a walkable, community-focused environment with strong visibility, consistent traffic, and growing regional appeal.

SILO SQUARE

Southaven, Mississippi



New 9,100 SF Building

- RETAIL
- RESTAURANT
- EVENT SPACE

Listing Brokers:



FRANK DYER, III, CCIM, RPA
(C) 901.277.8183
frank@gillprop.com



BARRY MAYNARD
(C) 901.230.4265
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LEXIE HILL GRISANTI
(C) 901.282.9198
lexie@lifestylehomes.com

GILL
PROPERTIES

6815 POPLAR AVE
GERMANTOWN, TN 38138
901.758.1100

Cooperating Broker:



AUSTIN REALTY GROUP, INC.

Exterior



Interior



- NEW | SHELL SPACE located in the Highly Desirable Silo Square in Southaven, MS
- 9,100 SF Freestanding Bldg. on 1.65 +/- Acres
- Two Floors
 - ✓ Ground Floor: 7,000 SF
 - ✓ Mezzanine Level: 2,100 SF
 - ✓ Patio: 700 SF
- Abundance of Windows for Natural Light
- Dining al Fresco under a Large Covered Patio
- Ample Parking Spaces (40+)



TENANT IMPROVEMENT ALLOWANCE OFFERED

DEMOGRAPHICS

POPULATION

| | |
|--------|---------|
| 1 MILE | 3,672+ |
| 3 MILE | 35,091+ |
| 5 MILE | 85,380+ |

HOUSEHOLDS

| | |
|--------|--------|
| 1 MILE | 1,233 |
| 3 MILE | 12,840 |
| 5 MILE | 30,705 |

AVG HH INCOME

| | |
|--------|-----------|
| 1 MILE | \$123,518 |
| 3 MILE | \$111,903 |
| 5 MILE | \$ 97,823 |

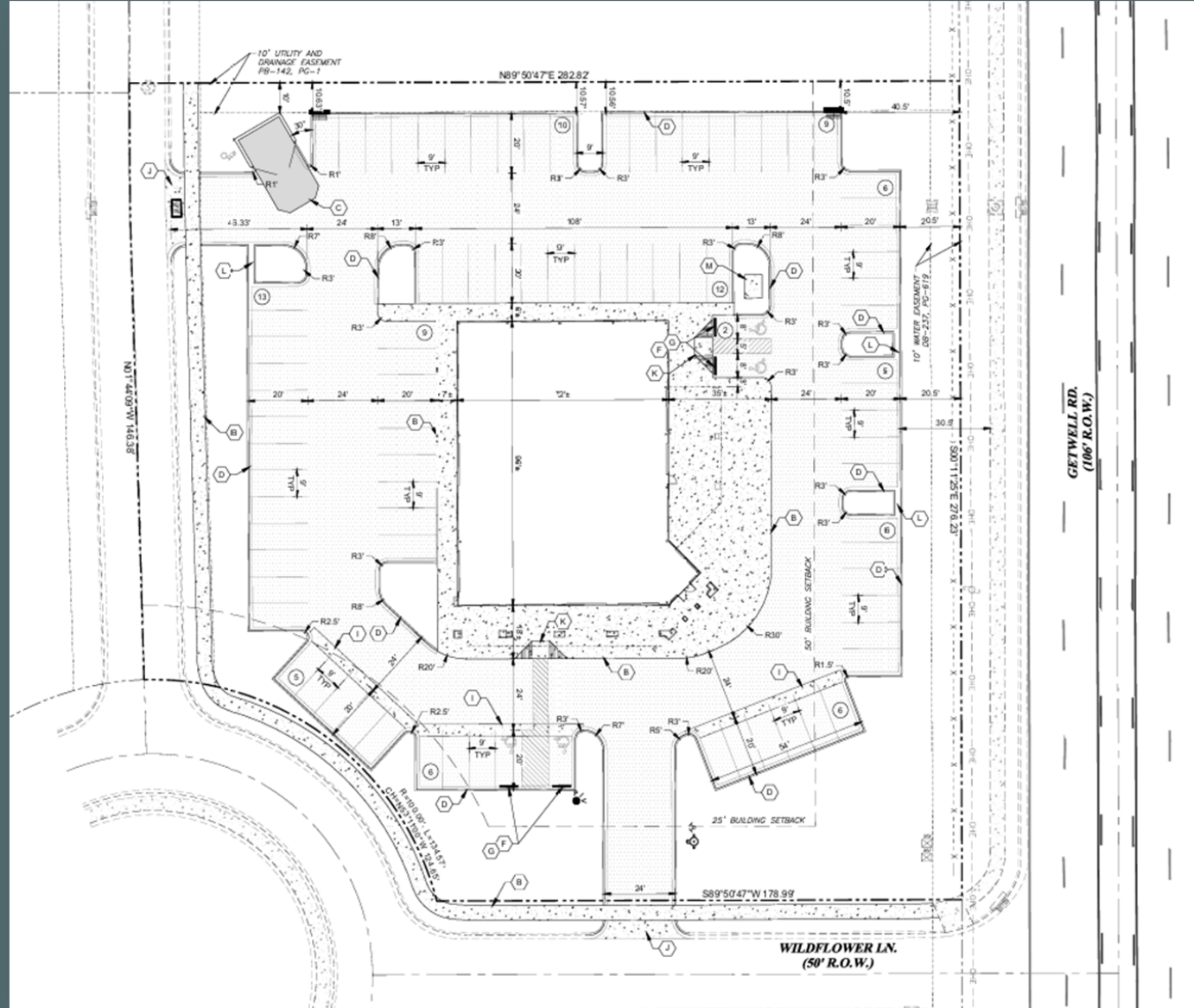
DAILY TRAFFIC

| | |
|------------|---------|
| GETWELL RD | 24,000+ |
| GOODMAN RD | 36,000+ |

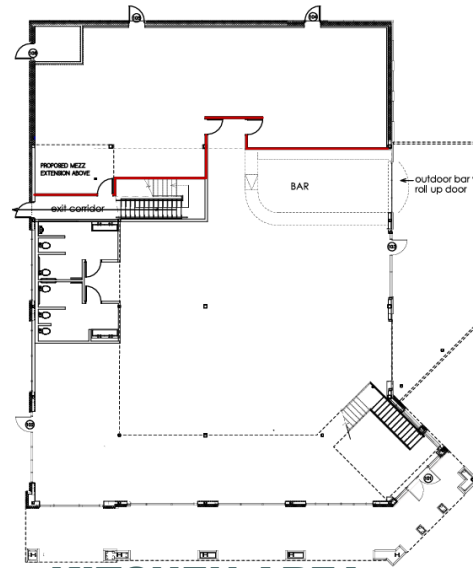
SITE PLAN

9,100 SF Building | 1.65 AC

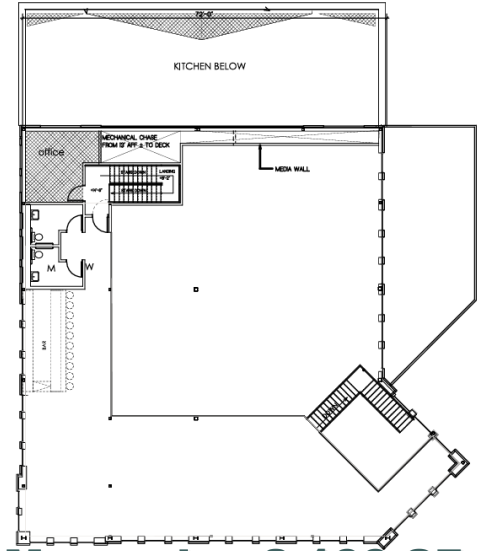
- Ground Level | 7,000+/- SF
- Mezzanine Level | 2,000+/- SF
- Patio | 900+/- SF



Approved Plans



KITCHEN AREA



Mezzanine 2,100 SF

Location Highlights

- **1.65 AC Corner Parcel at Getwell Rd and Wildflower Lane**
- **Bustling Location in Silo Station, Southaven, MS**
- **Amid a Mix of Local and National Retailers, Hotels, Restaurants, and a Robust Office Population**
- **Strategically located across from the BankPlus Amphitheater (SOLD OUT Headliner Concerts) and Snowden Grove Baseball Complex (National Tournaments scheduled year-round)**



#LiveWorkPlay

S I L O

#SiloSquare

S Q U A R E[®]

✓ Built-In Foot Traffic

Silo Square already has restaurants, shops, services, events, residents, hotel guests, and visitors moving through the area.

✓ Destination Energy

Retailers are not just relying on drive-by traffic. They benefit from the whole Silo Square experience.

✓ Strong Household Income

The surrounding area has strong incomes, growing households, and families looking for convenient, quality retail options.

✓ Regional Draw

Silo Square benefits from a powerful regional customer base because Southaven is a hub for entertainment, youth sports, schools, family activity, dining, and community events. That means retailers are not limited to the immediate neighborhood — they can pull customers from across DeSoto County, North Mississippi, Memphis, and the surrounding tri-state area.

✓ Traffic Draw

Concerts, Live Entertainment, Youth Sports & Tournaments, Community Festivals, Multiple Major Schools Systems within 3 miles, and more. That type of traffic is gold for retailers because visitors are already in the market, already spending money, and often looking for places to eat, shop, browse, or fill time between games and events.

✓ Silo Experience

Brand Alignment
Retailers want to be near other quality businesses. Silo Square already has that “place to be” feeling.
Easy Lifestyle Shopping
People want shopping that feels convenient and enjoyable — not just another strip center.

<https://www.silosquarems.com/>



Area | 5M Radius

THE ANNUAL EVENTS



MUSIC



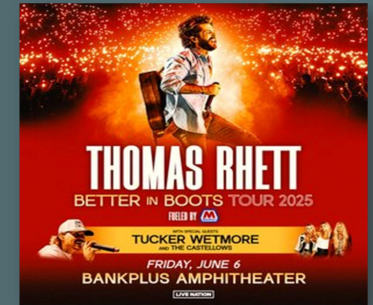
FESTIVALS



HOLIDAYS



TOURNAMENTS



HEADLINERS

THE AWARDS

MEMPHIS BUSINESS JOURNAL

2019 BEST REAL ESTATE DEAL MIXED-USE CATEGORY



VOTED MISSISSIPPI'S Best Downtown Shopping



VOTED MISSISSIPPI'S Best Commercial Development 2022



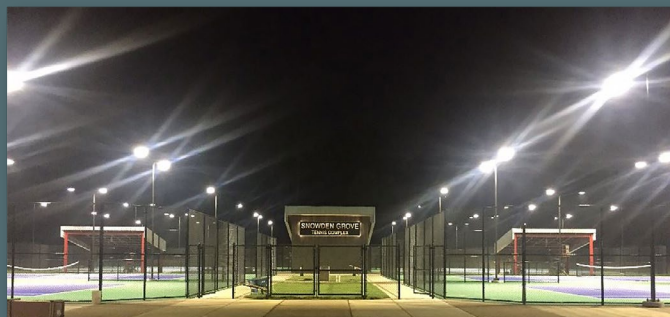
Business of the Year 2024



NOW OPEN



THE SPORT'S COMPLEXES



SNOWDEN GROVE TENNIS COMPLEX



SNOWDEN GROVE BASEBALL COMPLEX



SNOWDEN GROVE SOCCOR COMPLEX

Area | 5M Radius

THE LIVING

TOWN SQUARE
COTTAGES



SILO LOFTS



THE PRESERVE



THE PROVOST APARTMENTS



THE NIGHTLIFE



CONCERTS! BANKPLUS AMPHITHEATER

THE SCHOOLS



DESOTO CENTRAL ELEMENTARY SCHOOL

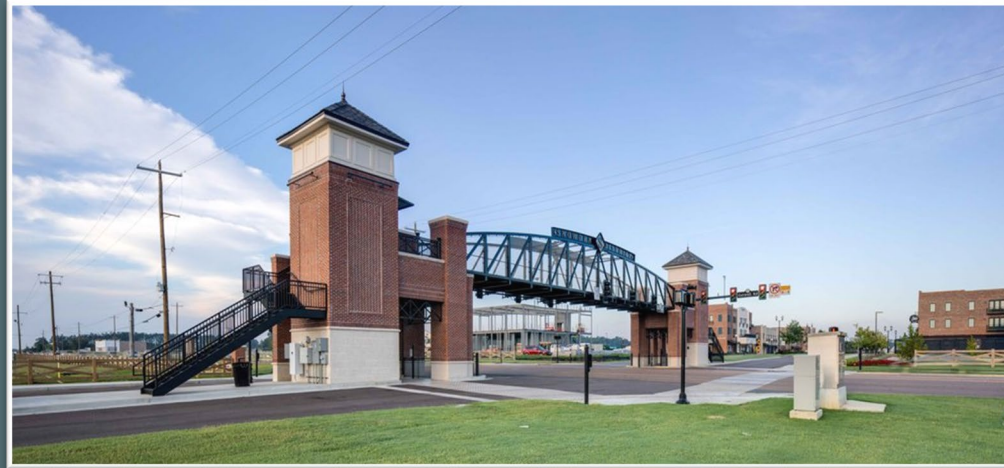
DESOTO CENTRAL MIDDLE SCHOOL

DESOTO CENTRAL HIGH SCHOOL

Silo Square is a Destination



SILO BELL TOWER



PEDESTRIAN BRIDGE



JERRY LEE LEWIS STATUE



GETWELL ROAD



6233 N GETWELL RD.

**DIRECTLY ACROSS FROM THE BANKPLUS
AMPHITHEATER IN SNOWDEN GROVE**

CALL OR TEXT US:
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