

RETAIL SPACE FOR LEASE | STATELINE SQUARE SHOPPING CENTER

550 Stateline Road, Southaven, MS 38671

Stateline Square is conveniently situated just off Interstate 55, which sees 61,000 vehicles per day, making it a prime location on the route to Tunica, Mississippi, the nation's third-largest gaming destination. Positioned uniquely at the Mississippi-Tennessee border, Southaven serves as an attraction for shoppers from Memphis looking to avoid Tennessee's higher sales tax, while also catering to shoppers from northern Mississippi. The center is surrounded by stores such as Bargain Hunt, Conn's Home Plus, and Buck's Bargain Center. Its strategic placement attracts a diverse customer base from the Memphis area, further complemented by nearby retailers like Walmart, Best Buy, and Kroger.

KEY HIGHLIGHTS

- 636,261 Population within 12 mile radius
- Red-light intersection
- DTC: 31,730
- Multiple dock doors, warehouse space, gated outdoor storage

OFFERING SUMMARY

- Lease Rate: Negotiable
- Available: 24,584

DEMOGRAPHICS	7 MILES	10 MILES	12 MILES
Total Households	78,858	168,576	239,246
Total Population	221,422	462,476	636,261
Average HH Income	\$49,437	\$49,356	\$52,760



For More Information:

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731.225.3330

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