



Developers rendering



12384 VPD

Taft Hwy

ACE Hardware

Animal Hospital of Signal Mountain

Thrasher Elem. School

Walden View Town Center

CHATTANOOGA MSA

Taft Highway and Timesville Road
Signal Mountain, TN 37377

\$217K AVG. HH INCOME

Retail Shop Space
and Outparcel
Opportunities
Available

FOR LEASE



COLLIERS
NASHVILLE

Walden View Town Center

Taft Highway and Timesville Road
Signal Mountain, TN 37377

Site highlights

- Planned retail and mixed-use development designed as the community's central gathering place, offering prime shop space and outparcel opportunities for a true town center experience
- Site is a prime corner lot at the NW corner of Taft Highway and Timesville Road with a proposed traffic signal at the intersection
- Opportunity to join a brand new retail center with nearby established neighborhoods and ongoing residential growth throughout the community
- Signal Mountain maintains a small-town character with few available commercial development opportunities, creating a demand for quality retail and services
- Potential for retail, restaurant, medical, and service-oriented users
- Unmatched opportunity in a market with extremely high barriers to entry and no other commercial parcels available for development



Walden View Town Center

DEVELOPERS RENDERING



For retailers, restaurants, and service providers, **Signal Mountain** represents an untapped opportunity to capture a loyal, and convenience-driven customer base with high average household incomes and limited competition in the immediate trade area. Positioned along **Taft Highway**, the community's primary commercial corridor, this new development is poised to benefit from both strong local demand and proximity to Chattanooga's thriving metro economy, with approximately 26,000 people with a 15-minute drive.



New Residential Development

Map ID	Subdivision	Total Lots
1	Flipper Bend	132
2	Greyhawk Trails	122
3	Union Stables	17
4	The Cove at Signal Forrest	139
5	Signal Farms	31
6	Hidden River	20
7	Windtree	12
8	Boulder Point	27
9	Wild Ridge	199
10	Dogwood Grove	21
11	Stonecrop	19
12	Danbury	17

DEMOGRAPHICS 2025

3 miles		
	People	22,425
	Households	9,371
	Avg. HH Income	\$143,576

5 miles		
	People	62,997
	Households	27,529
	Avg. HH Income	\$123,448

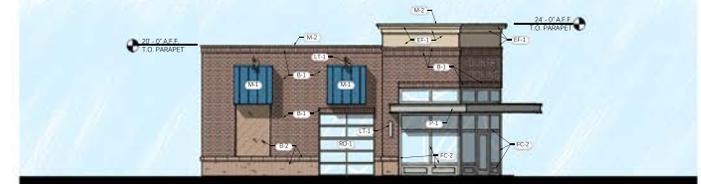
7 miles		
	People	95,007
	Households	41,970
	Avg. HH Income	\$130,711



FRONT ELEVATION FACING PARKING



FRONT ELEVATION



SIDE ELEVATION





SITE



DRIVE TIMES

9 miles to
Downtown
Chattanooga

30 minutes to
Chattanooga Metro
Airport

13 miles to
Tennessee River Park

17 minutes to the
Tennessee Aquarium

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CONTACT Us

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