

PRIEST LAKE PLAZA

2609 MURFREESBORO PIKE
NASHVILLE, TENNESSEE 37217

1,300 SF
AVAILABLE FOR LEASE

AVAILABILITIES

- 1,300 SF Available For Lease

KEY HIGHLIGHTS

- 106,200 SF GLA Center on 13 Acres
- Located at the Signalized Intersection of Murfreesboro Pike and Bell Rd, with a Secondary Signalized Intersection of Murfreesboro Pike and Rural Hill Rd
- Excellent Visibility with +/- 85 Feet of Frontage on Murfreesboro Pike and +/- 500 Feet of Frontage on Bell Rd.
- Excellent Access with multiple ingress/egress access point on both Murfreesboro Pike and Bell Rd, with additional rear access on Rural Hill Rd.
- Located approximately 3.5 Miles from Nashville International Airport and Less than 3 Miles from Interstate-24

TRAFFIC COUNTS

- 33,965 AADT on Murfreesboro Pike
- 12,886 AADT on Bell Rd
- 3,769 AADT on Rural Hill Rd

DEMOGRAPHICS

	1-Mile	3-Mile	5-Mile
Population	14,650	82,652	159,979
Avg. HH Income	\$61,038	\$63,041	\$66,086



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ROSEN ASSOCIATES
MANAGEMENT CORP

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1	Roma Pizza 25'X48'	1,200 SF
2	Smoked Meat Restaurant 63'X65' Irreg.	2,879 SF
3	LitFire BBQ 25'x65'	1,600 SF
4	Salon 15'x65'	975 SF
5	Insurance 19'x65'	1,235 SF
6	Available 20'x65'	1,300 SF
7	Southland Employment Agency 17'x65'	1,100 SF

8A	Drywall Supply 44'x65' Irreg.	2,850 SF
8B	Total Wine & Spirits 73'x70' Irreg.	5,164 SF
9	Bakery 42'x70'	3,000 SF
10	Barber Shop 15'x70'	1,030 SF
11	Tax Service 18'x70' Irreg.	1,030 SF
12	Ice Cream Parlor 51'x70' Irreg.	2,858 SF
13	Hair Salon 11'x80'	900 SF
14	Gyro Restaurant 20'x80'	1,600 SF
15	Tabletop Hobbies & Games 20'x80'	1,600 SF
16	Surge Staffing 30'x80'	2,400 SF
17	Mexican Food 20'x80'	1,600 SF
18	Uchs 70'x80' (Can be made available)	5,600 SF
19-21	Los Paisanos Market 18'x57'	13,300 SF
22	Hair Global Beauty Products 82'x162'	13,280 SF
23	Crunch Fitness 177'x175'	30,975 SF
24	Easy Pawn 80x100'	8,000 SF
25	Bank of America	N/A
26	Krystal Burger	N/A

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All dimensions and information are approximate, and deemed from the best sources available. No representation is made to the accuracy thereof.

