



## East Memphis Medical Office

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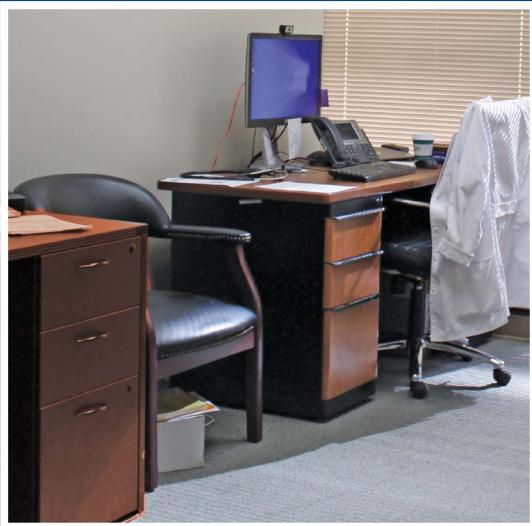
**3,000<sup>+-</sup> SF**  
Available for Sublease

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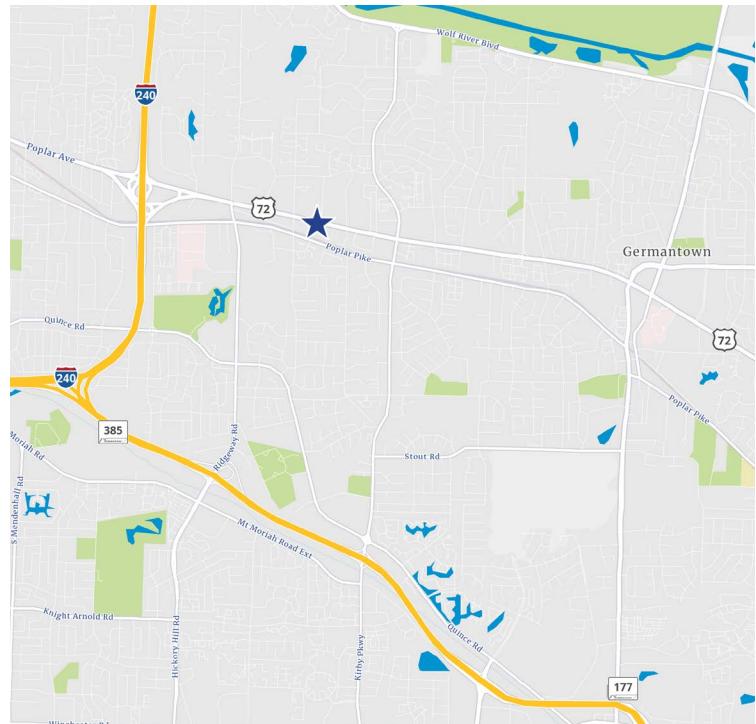
Accelerating success.

# INTERIOR

6401 Poplar, Suite 195



Colliers is proud to offer this 3,000+/- square foot medical office space for sublease. The property is located three minutes from I-240, 15 minutes from Memphis International Airport and 25 minutes from downtown Memphis. This location, in the heart of East Memphis, is perfect for any group seeking a move-in ready medical office, as the use of the existing FF&E is negotiable.



## Property Features

- 3,000+/- SF available
- Sublease runs through Nov. 30, 2026
- Completely remodeled in 2017
- Great first floor space with lobby exposure
- Office
- Four exam rooms
- Procedure room
- Triage room
- Lab with contiguous restroom
- One additional restroom
- Workroom
- Break room

## Area Demographics



### Total Population

One mile	9,010
Three miles	66,220
Five miles	224,784



### Population Over 50 (Age)

One mile	3,948
Three miles	25,445
Five miles	72,746



### Households

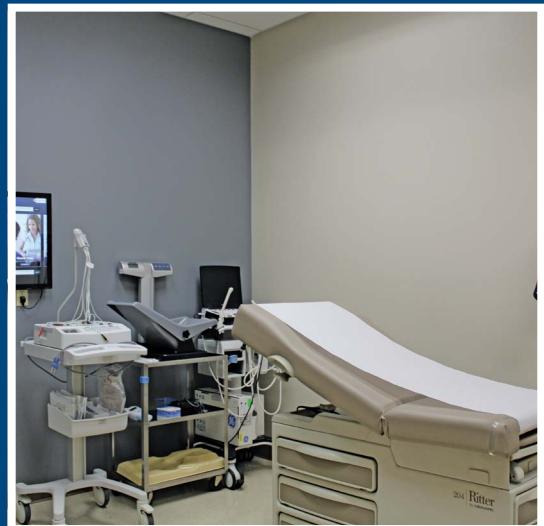
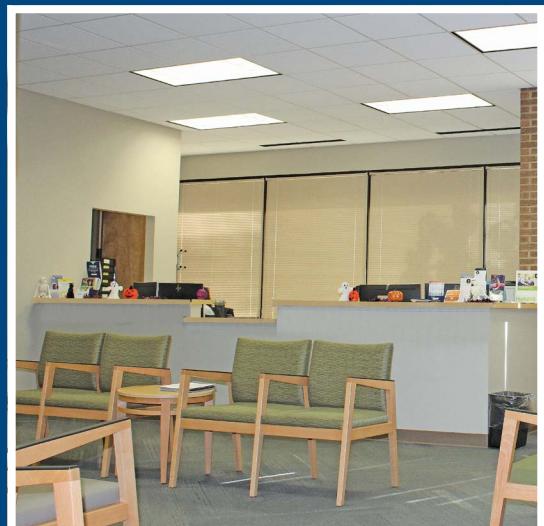
One mile	4,275
Three miles	28,985
Five miles	87,871



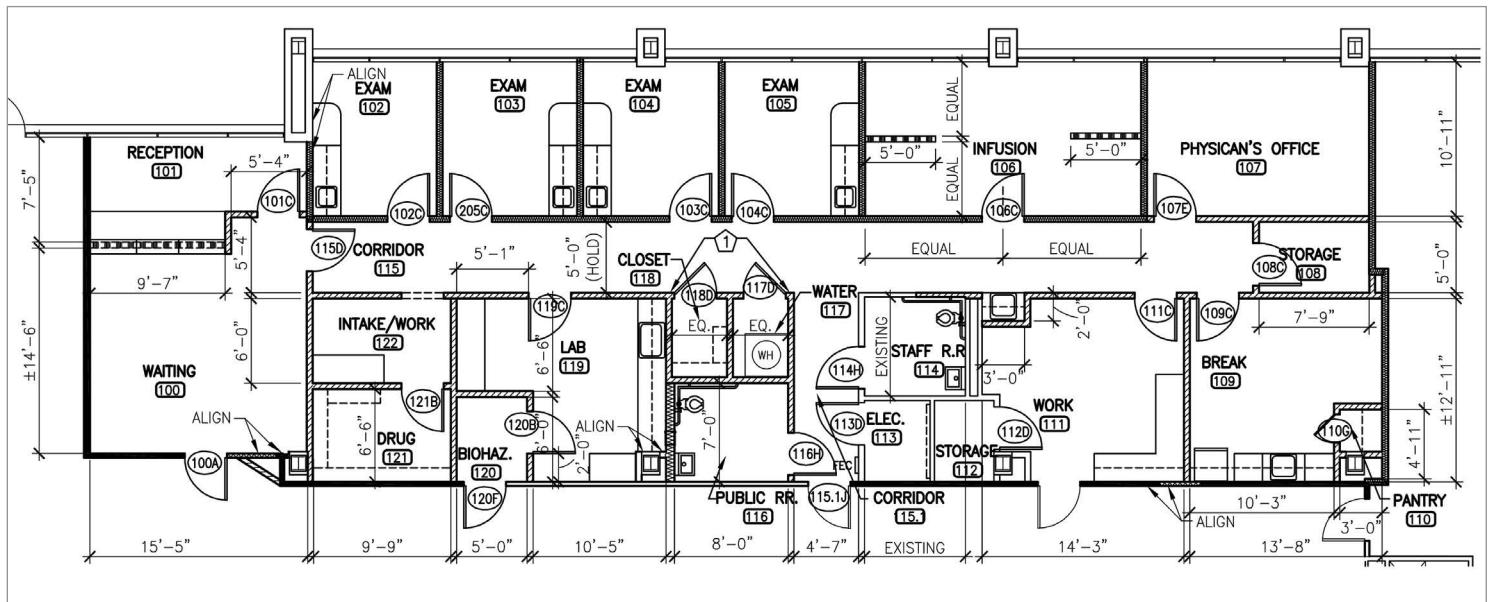
### Average Household Income

One mile	\$124,591
Three miles	\$100,519
Five miles	\$86,355

## INTERIOR 6401 Poplar, Suite 195



# For Sublease



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