

# Mendenhall Square Mall

S. Mendenhall Rd. and Winchester Rd.

Hickory Hill | Memphis, TN

**GILL**  
PROPERTIES



## LEASE SPACE AVAILABLE

**Bank or Credit Union Space Available**

Former



**AGENT:**

Frank Dyer, III  
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**Gill Properties, Inc.**




8130 Macon Station, Suite 114, Memphis, TN 38018 | 901.758.1100

**AGENT:**

Barry Maynard  
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**S. MENDENHALL RD.**

**WINCHESTER RD.**

-  REPRESENTS OCCUPIED SPACE
-  REPRESENTS AVAILABLE SPACE
-  REPRESENTS COMING AVAILABLE

# TENANTS

1. SuperMarket
2. Cash American Pawn
3. Power Center Academy | 9<sup>th</sup> Grade
4. Christ Community Health Services
5. Power Center Academy | Hickory Hill High School
6. Power Center Academy | Elementary School
7. Power Center Academy
8. AVAILABLE | ? SF
9. Plasma Biological Services
10. AVAILABLE – OUTPARCEL
11. Q-Mart Fuel Station
12. AVAILABLE - 5,000 SF | FORMER REGIONS BANK

**Home of the**



**Mendenhall Square Mall**  
**Corner of Winchester and S. Mendenhall Rd.**  
**Memphis, TN**

**GILL**  
**PROPERTIES**

# Former Regions Bank

## 3558 South Mendenhall Rd.



**RETAIL |  
OFFICE SPACE  
+/- 5,000 SF**



# AVAILABLE FOR LEASE

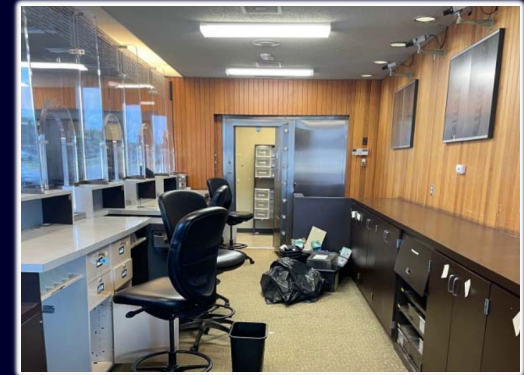
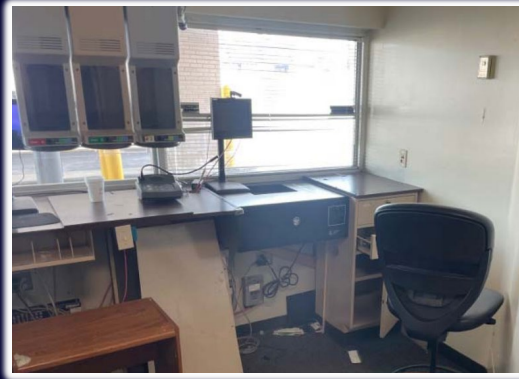
- **FREESTANDING BUILDING WITH DRIVE-THRU**
- **EXCLUSIVE MONUMENT SIGNAGE**
- **HIGH VISIBILITY W/ MULTIPLE POINTS OF ACCESS FROM MENDENHALL AND WINCHESTER**
- **AMPLE PARKING**
- **STRONG, LONG-TERM**
- **CO-TENANCY WITH THE POWER ACADEMY SCHOOLS**

**LEASE: \$13.00 PSF | +NNN**



# Former Regions Bank

3558 South Mendenhall Rd.



# OUTPARCEL AVAILABLE

## Mendenhall Square Mall

5364 Winchester Rd.

# AVAILABLE FOR LEASE

+/- 1 ACRE

- HIGH VISIBILITY W/ MULTIPLE POINTS OF ACCESS FROM MENDENHALL AND WINCHESTER
- AMPLE PARKING
- STRONG, LONG-TERM
- CO-TENANCY WITH THE POWER ACADEMY SCHOOLS



Traffic Counts: 28,000+

LEASE: \$12.00 PSF | +NNN





# AREA HIGHLIGHTS

## DAILY TRAFFIC EXPOSURE



Mendenhall Rd: **21,500+**  
Winchester Rd: **28,609+**

## DEMOGRAPHICS

**Population 2023**  
**Ave. HH Income**  
**Households**

<u>1 MI</u>	<u>3 MI</u>	<u>5 MI</u>
14,714	87,516	184,639
\$53,124	\$51,058	\$71,235
4,893	32,106	70,274



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