

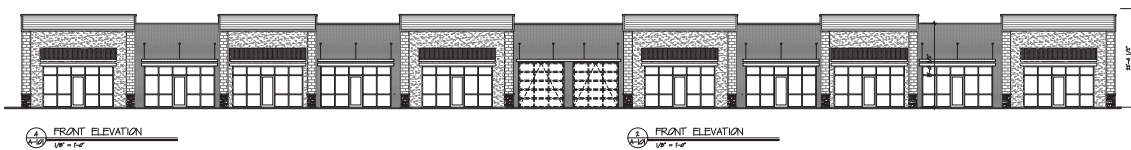
FOR LEASE: ±22,670 SF Retail — Shoppes at Hawks View Rossvie Rd & Bosley Ln, Clarksville, TN 37043



Site Features

- ±22,670 SF total retail space available for lease
- Planned tenants include Starbucks & Pacific Dental
- Visible from I-24 — located off Exit 8
- Located at the entrance to Rossvie Elementary, Middle and High schools with a combined nearly 4,600 students and 400 faculty/staff
- Approximately 1 mile from Clarksville's corporate business park including Google, LG Electronics and Hankook Tires plant

Lease Rate: Contact Agent



2024 Demographics	1 Mile	3 Miles	5 Miles
Population	2,514	26,402	74,411
Households	919	10,012	29,748
Median Household Income	\$90,631	\$96,266	\$88,109
Est. Pop. Growth (2024–2029)	7.0%	15.5%	10.0%

Mike Baggett

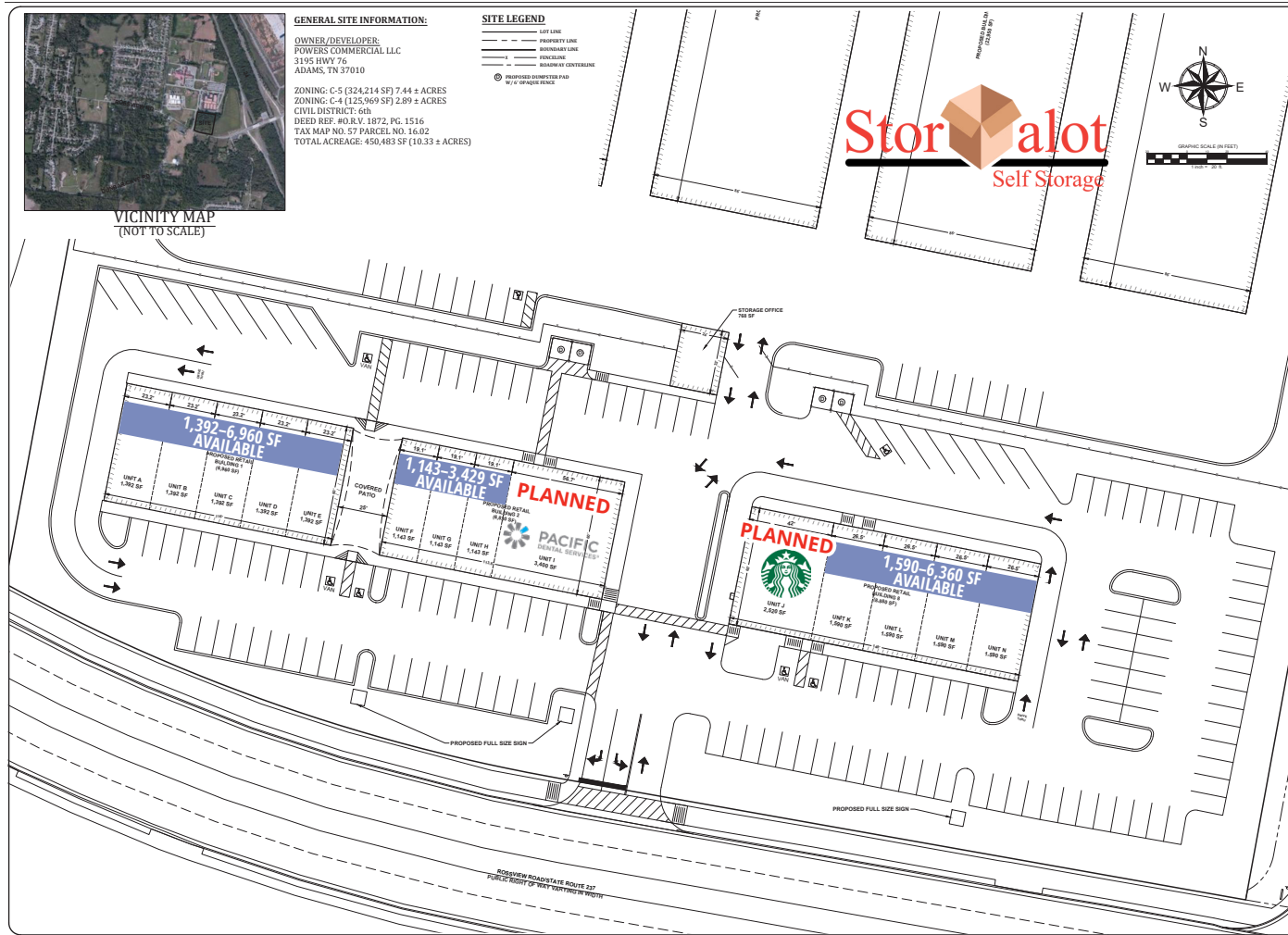
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