

# FOR SALE

## PRIME DEVELOPMENT PROPERTY

1063 E Parkway South | Memphis, TN 38104

Directly across from Liberty Park

1063 E Pkwy S

.50 +/- ACRES

\$350,000

FOR SALE

.24 ACRES

\$175,000



Option to Lease: Office/Warehouse



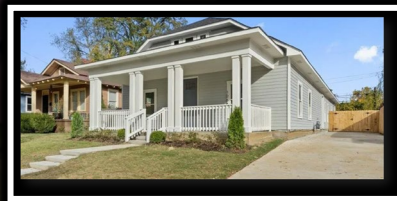
3,774 SF | Freestanding



+/- .50 Acre Lot



ZONED: CL



NEW HOUSING BEING DEVELOPED

EXCLUSIVELY LISTED BY:

GILL  
PROPERTIES

8130 Macon Station, Suite 114  
Memphis, TN 38018  
901.758.1100  
[www.GillProp.com](http://www.GillProp.com)



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# AREA OVERVIEW



Mid-South Coliseum to be re-purposed



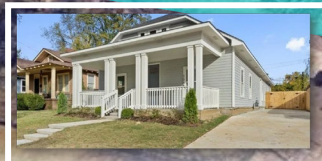
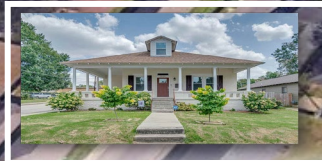
EAST PARKWAY S.

Brand new Dollar Tree



1063 E Pkwy S

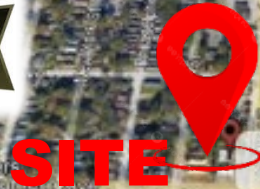
BRUCE ST.



SOUTHERN AVE.

Bruce Street is being Revitalized by Investors

# FOR SALE



**SITE**

## TRAFFIC

## DEMOGRAPHICS

### Contacts:

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Emily Vanasek | (901) 355-4822

East Parkway 23,781

Southern Ave. 10,271

1 Mile 3 Mile 5 Mile

Population 12,680 107,630 248,748

Households 5,371 45,603 101,170

Avg. Income \$60,001 \$61,737 \$60,442

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