

Publix #1133 - Publix at Harpeth Village

8028 Highway 100
Nashville, TN 37221
Lat 36.047, Long -86.952

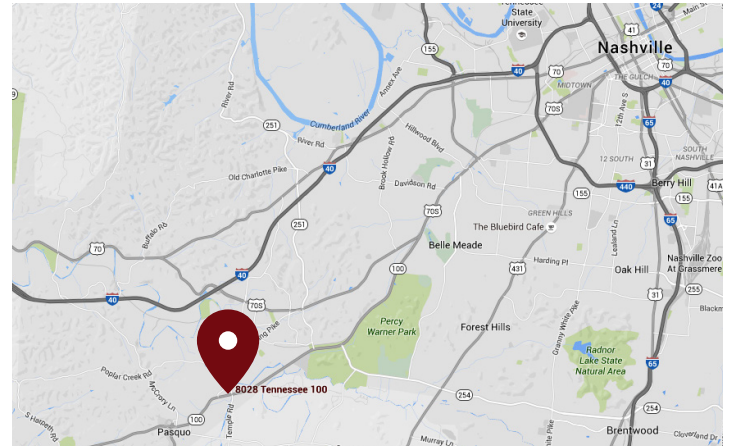
FOR LEASE



1,399 - 6,399 SF AVAILABLE

PROPERTY HIGHLIGHTS

- Publix-Anchored Shopping Center Located in the Highly Desired Bellevue Area, Which is an Affluent Suburb Located less than 10 Miles from Downtown Nashville
- Strategically Positioned at the Signalized Intersection of Highway 100 and Temple Road, Creating Excellent Access and Visibility
- The Property Benefits from Extremely Strong Demographics with an Average Household Income of \$125,000 Within Five Miles
- Significant Population Growth due to Proximity to Nashville Office and Industrial Markets
- Situated 0.6 miles from Harpeth Valley Elementary (624 students) and 2.4 miles from Bellevue Middle School (570 students)



DEMOGRAPHICS	1 Mile	3 Miles	5 Miles
Total Population	6,718	33,981	59,648
Daytime Population	5,109	25,428	42,061
Total Households	2,459	14,401	26,178
Avg. HH Income	\$171,534	\$138,840	\$143,551

Data provided by Placer Labs Inc. (www.placer.ai) & Esri

Melody Holley

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Crossman & Company

www.crossmanco.com

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Suite	Tenant	Size	Suite	Tenant	Size
ANC	Publix	45,600	3C	State Farm Insurance	1,400
1A	China Panda	1,400	4C	Nashville's Hearing & Communication Center	1,427
2A	Pet Supermarket	5,600	5C	BenchMark Physical Therapy	1,400
1B	AVAILABLE	1,399	D	Unleasable	398
2B-3B	Massage Envy	2,800	TOTAL 69,223		
1C-4B-5B	AVAILABLE (03/2024)	6,399			
2C	Li-En Nails #5	1,400			

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FOOT TRAFFIC OVERVIEW

EST. # OF CUSTOMERS ANNUALLY



EST. # OF VISITS ANNUALLY



AVG. VISITS / CUSTOMER



AVG. LENGTH-OF-STAY / VISIT



TOP 3 DAYS



Sunday	123,414
Saturday	100,055
Monday	94,686

OF VISITS

TOP 3 HOURS

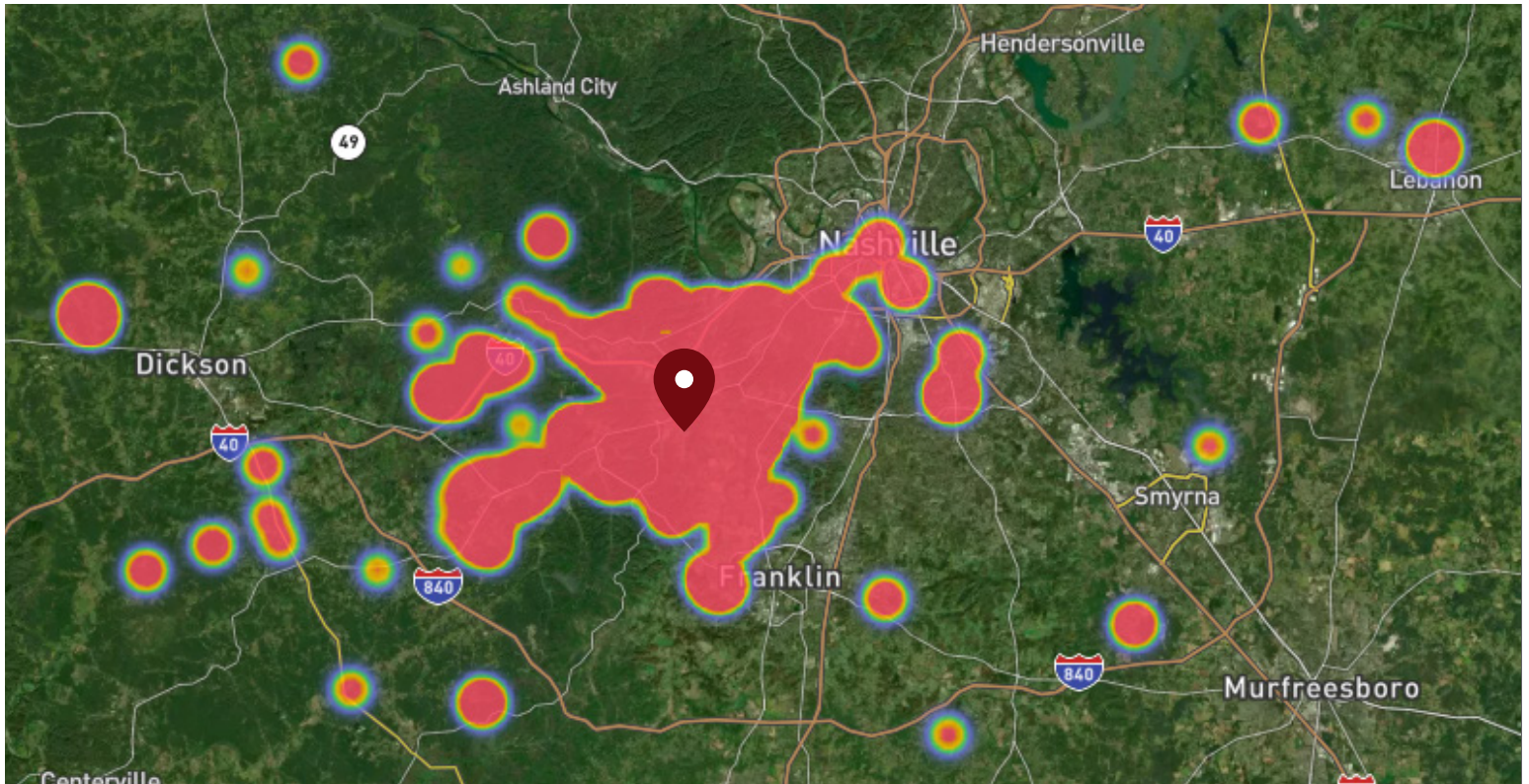


4-5 PM	113,953
5-6 PM	106,733
3-4 PM	101,178

OF VISITS

Data provided by Placer Labs Inc. (www.placer.ai) May 1, 2022 - April 30, 2023

SITE VISIT DENSITY



Red, orange, and yellow colors represent the location of 60% of site visitors

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