

For Lease or Sale

Retail, Restaurant, Office

4,000 SF +/-



981 S Cooper St

Memphis, Tennessee 38104

Property Features

- Located in the heart of the Cooper-Young Historic District
- 4,000 SF retail, restaurant or office opportunity
- **Lease Rate:** \$25.00/SF NNN
- **Sale Price:** \$1,300,000
- Fully renovated in 2022 with modern systems and finishes
- Turnkey condition - ideal for users seeking minimal buildout time and cost
- Strong candidate for restaurant, bar, or hospitality conversion
- Efficient layout adaptable for kitchen, bar, and indoor/outdoor seating concepts
- Strong potential for patio or experiential dining environment
- On-site, secured parking - a rare and valuable amenity in the Cooper Young area
- Excellent visibility and frontage along South Cooper Street
- Surrounded by established restaurants, bars, and boutique retailers driving consistent foot traffic
- Walkable, high-demand location with strong neighborhood demographics
- Minutes from East Memphis and Downtown Memphis
- Ideal for owner-users or investors targeting a premier urban Memphis location



For more information:

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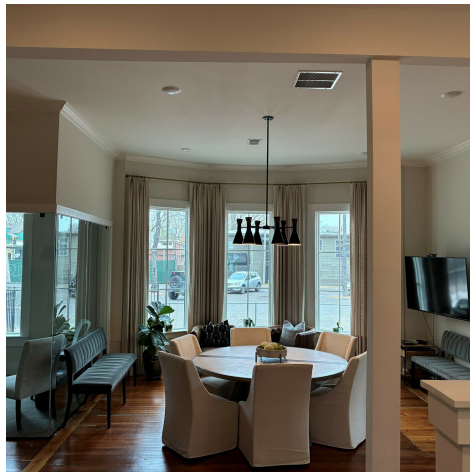
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