

PROVIDENCE | STATION

# OFFICE SPACE AVAILABLE

870 SF AVAILABLE • MOVE IN READY



COMMERCIAL  
REALTY SERVICES



SOUTHEAST VENTURE  
REAL ESTATE • DESIGN • DEVELOPMENT

# OVERVIEW

**ADDRESS** 1988 PROVIDENCE PARKWAY,  
MT. JULIET, TN 37122

**SUB-MARKET** MT. JULIET/WILSON COUNTY

**USE** MIXED-USE COMMUNITY

**TOTAL SIZE** 2 BUILDINGS | ±45,000 SF

**AVAILABLE** SUITE 252 | 870 SF

**RATE** \$22 NNN



# DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
POPULATION	4,981	19,966	62,043
AVG. HOUSE-HOLD INCOME	\$73,685	\$83,158	\$86,578
MEDIAN AGE	35.3	39.0	38.0

2021 PROJECTIONS (1MILE/3 MILE/5 MILE)  
 Population: 5,926/23,593/ 62,043  
 Avg. HH Income: \$85,054/\$94,641/\$86,478

# LOCATION HIGHLIGHTS

Located in the Fast-Growing Providence Parkway Corridor of Mt. Juliet

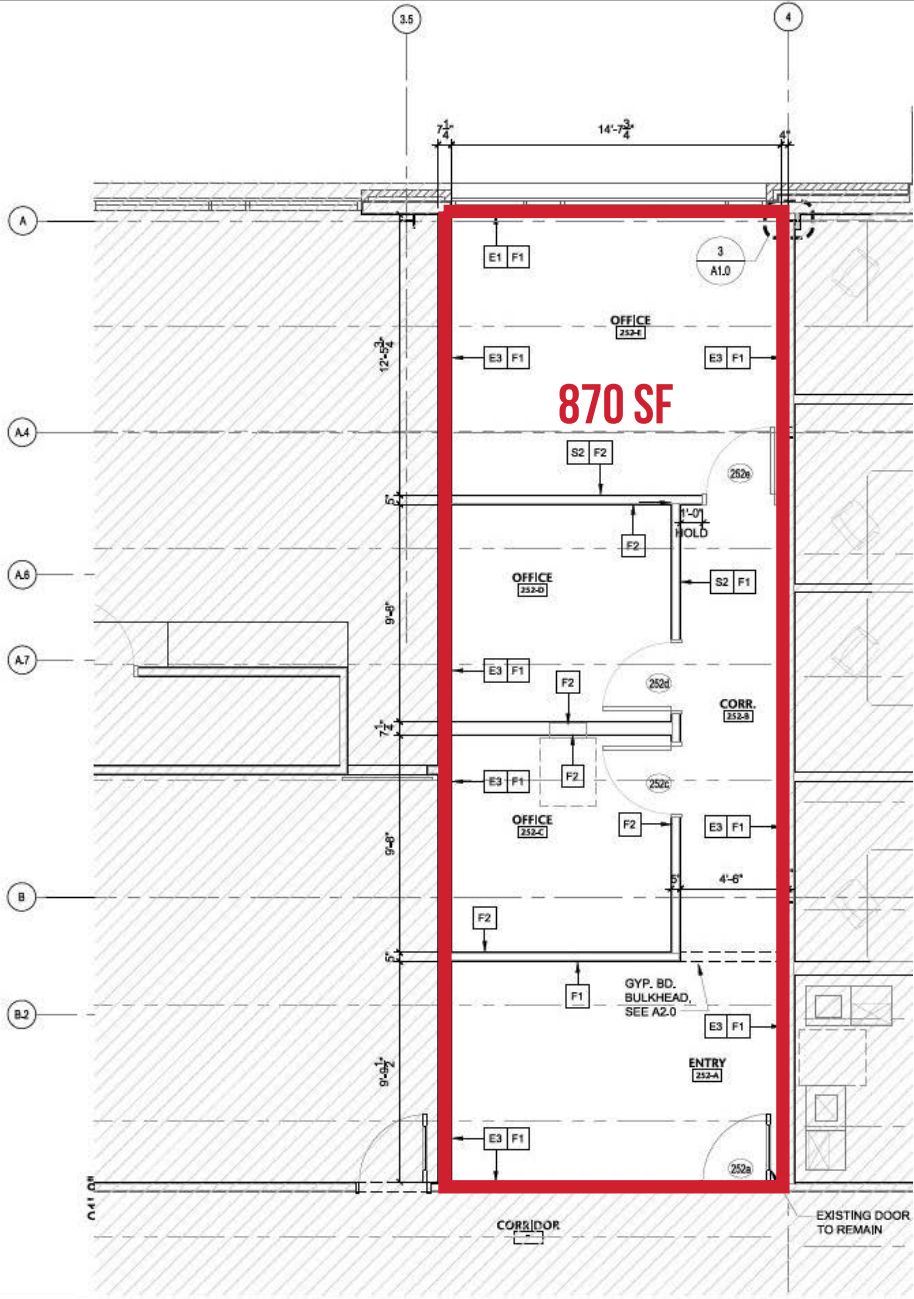
19,906 Cars Per Day at S Mt. Juliet Rd & Providence Parkway

Less than 1 Mile from Interstate 40, Exit 226

20 Minutes to Downtown Nashville

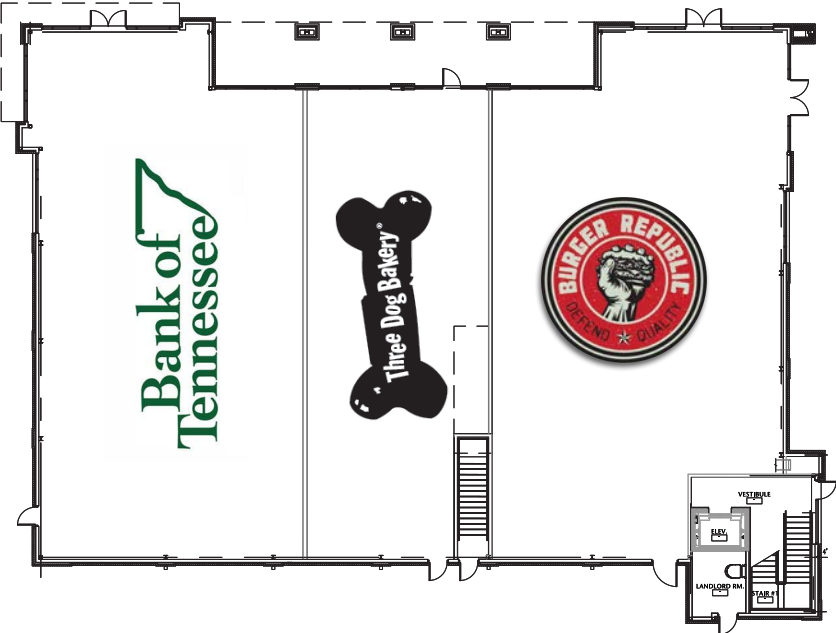


# AVAILABLE SPACE - SUITE 252

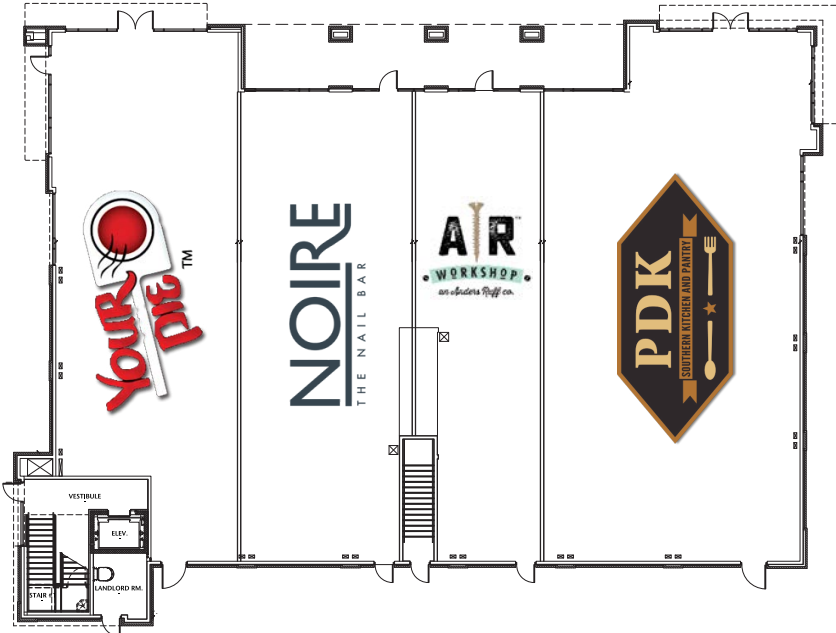


# RETAIL TENANTS

## BUILDING A | 1<sup>ST</sup> FLOOR



## BUILDING B | 1<sup>ST</sup> FLOOR



# IMMEDIATE AREA



# ADDITIONAL PHOTOS



# FOR MORE INFORMATION, CONTACT

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