

PRE-LEASING

South Mt Juliet Road

Mt Juliet, Tennessee 37075

- 14,000sf+/- Retail Strip Center
- Rental Rate \$23-25.00psf NNN
- Frontage on South Mt Juliet Road across from Publix
- Just south of Providence Marketplace and Interstate 40
- Shopping corridor pulls from 10 to 20 miles away
- Three - 1+/- Acre Outparcels also available for sale
- Delivery 3rd quarter 2012
- Locally Owned & Managed

The Crossings at Providence Commons

14,400sf Retail
Strip Center and
Outparcels
Located in
Mt Juliet TN

Delivery
3rd Quarter 2012



For more information, contact:

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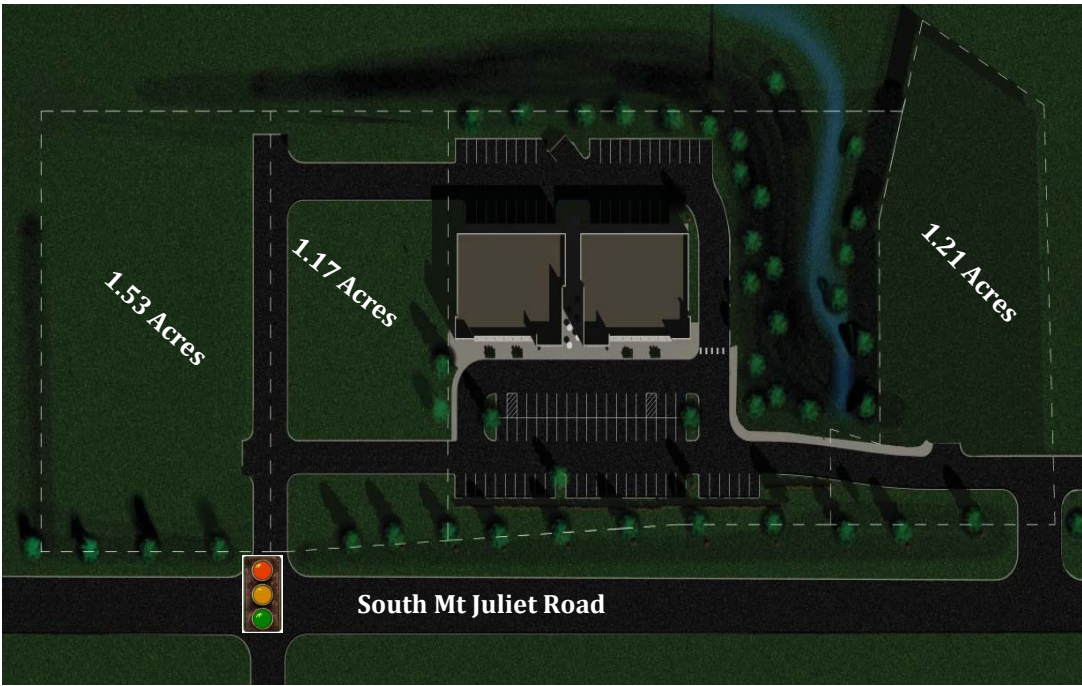
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THE
CAPITAL
CORPORATION



South Mt Juliet Road
Mt Juliet, TN

Up to 14,000sf

\$23-25.00psf NNN

Other Providence
Tenants Include:

- Publix
- Target
- Kroger
- Walgreens
- Belk
- Books A Million
- Best Buy
- Old Navy
- JC Penney

Other Quick Facts

- Mt. Juliet city limits boasts a population close to 30,000 (2010).
- Wilson County is one of the top 5 most affluent counties in TN and 2nd highest median income in the State.
- For the fifth year in a row, Mt. Juliet was again named as one of Tennessee's top 5 "Most Business Friendly Cities" and in 2011 was ranked **NUMBER 1!**

Demographics (2009)			
	3mi	5mi	10mi
Population	12,672	46,053	215,081
Avg HH Income	\$84,615	\$80,426	\$71,568
Average Daily Traffic Count		24,665	

