

± 4,000 SF WITH DRIVE-THRU FOR LEASE

MIDDLE TENNESSEE
STATE UNIVERSITY
±25,000 Students Enrolled

Subway

GREENLAND DRIVE

SITE

Boro Bar & Grill

Shell

Smoothie King

MIDDLE TENNESSEE BLVD

1213 Greenland Drive

MURFREESBORO | TENNESSEE 37130

Woody Widenhofer

+1 615 850 2795

woody.widenhofer@colliers.com

David Atchison

+1 615 850 2744

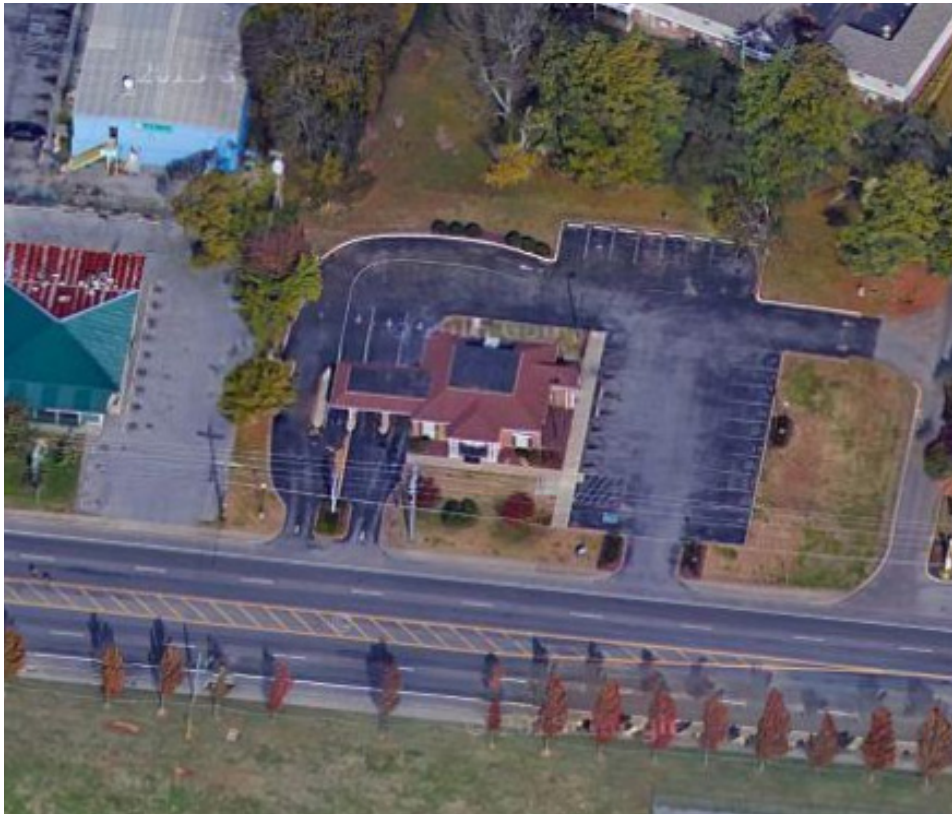
david.atchison@colliers.com



PROPERTY HIGHLIGHTS

FOR LEASE

- Planned redevelopment of former bank branch for a $\pm 4,000$ SF multi-tenant building
- $\pm 1,000$ to $\pm 4,000$ SF available
- Available endcap with drive-thru and outdoor patio
- Premium exposure to the Middle Tennessee State University (over 25,000 students)
- Excellent visibility on Greenland Drive just off of the intersection of Greenland Drive and Middle Tennessee Blvd
- Strong traffic counts with 26,955 VPD on Middle Tennessee Blvd and 18,676 VPD on Greenland Drive



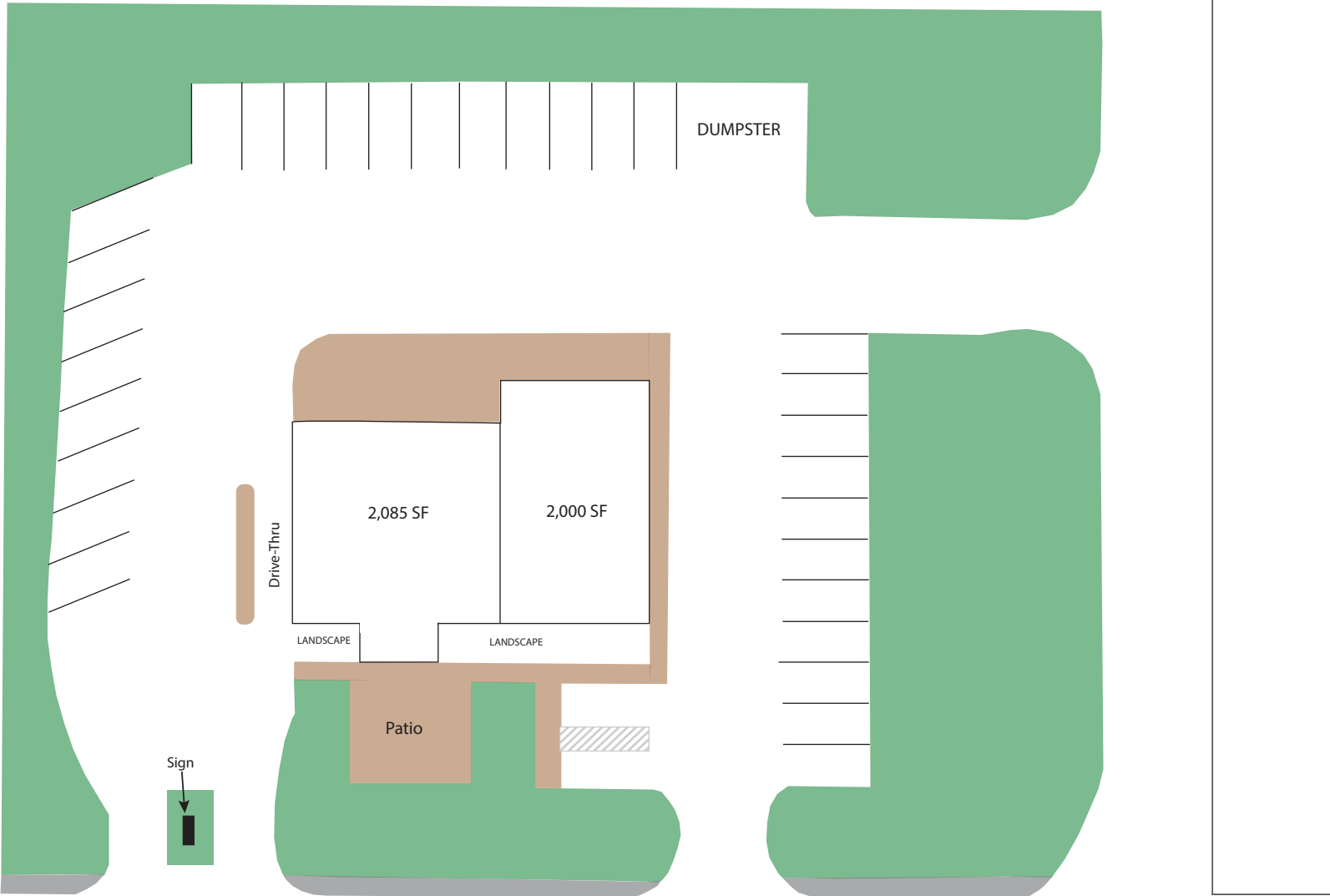
DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
POPULATION	16,655	67,623	116,029
HOUSEHOLDS	6,087	26,260	44,246
AVG. HH INCOME	\$50,587	\$59,905	\$71,685
TRAFFIC	18,676 ADT ON GREENLAND DR. 26,955 ADT ON MIDDLE TN BLVD		

LEASE RATE

Contact Agent

CONCEPTUAL PLAN



Greenland Drive

1213 GREENLAND DR

MIDDLE TENNESSEE
STATE UNIVERSITY
±25,000 Students Enrolled

GREENLAND DRIVE

SITE

MIDDLE TENNESSEE BL

Woody Widenhofer
VICE PRESIDENT
615.850.2795
woody.widenhofer@colliers.com

David Atchison
VICE PRESIDENT
615.850.2744
david.atchison@colliers.com

Colliers International | Nashville
615 3rd Avenue South | Suite 500
Nashville, TN 37210
615 850 2700 | www.colliers.com/nashville

