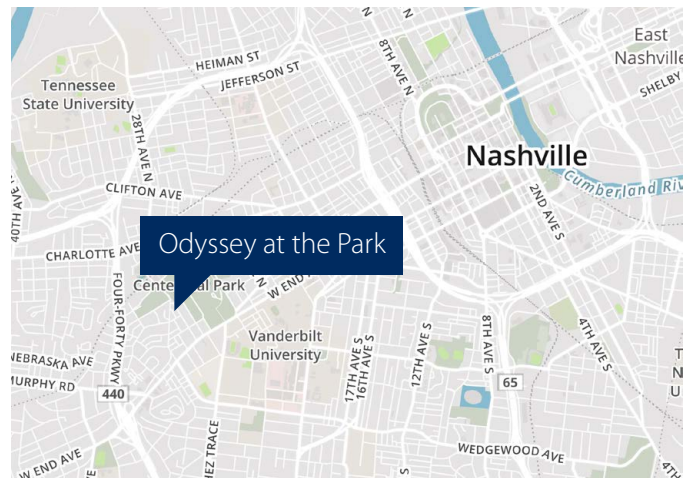




Opportunity

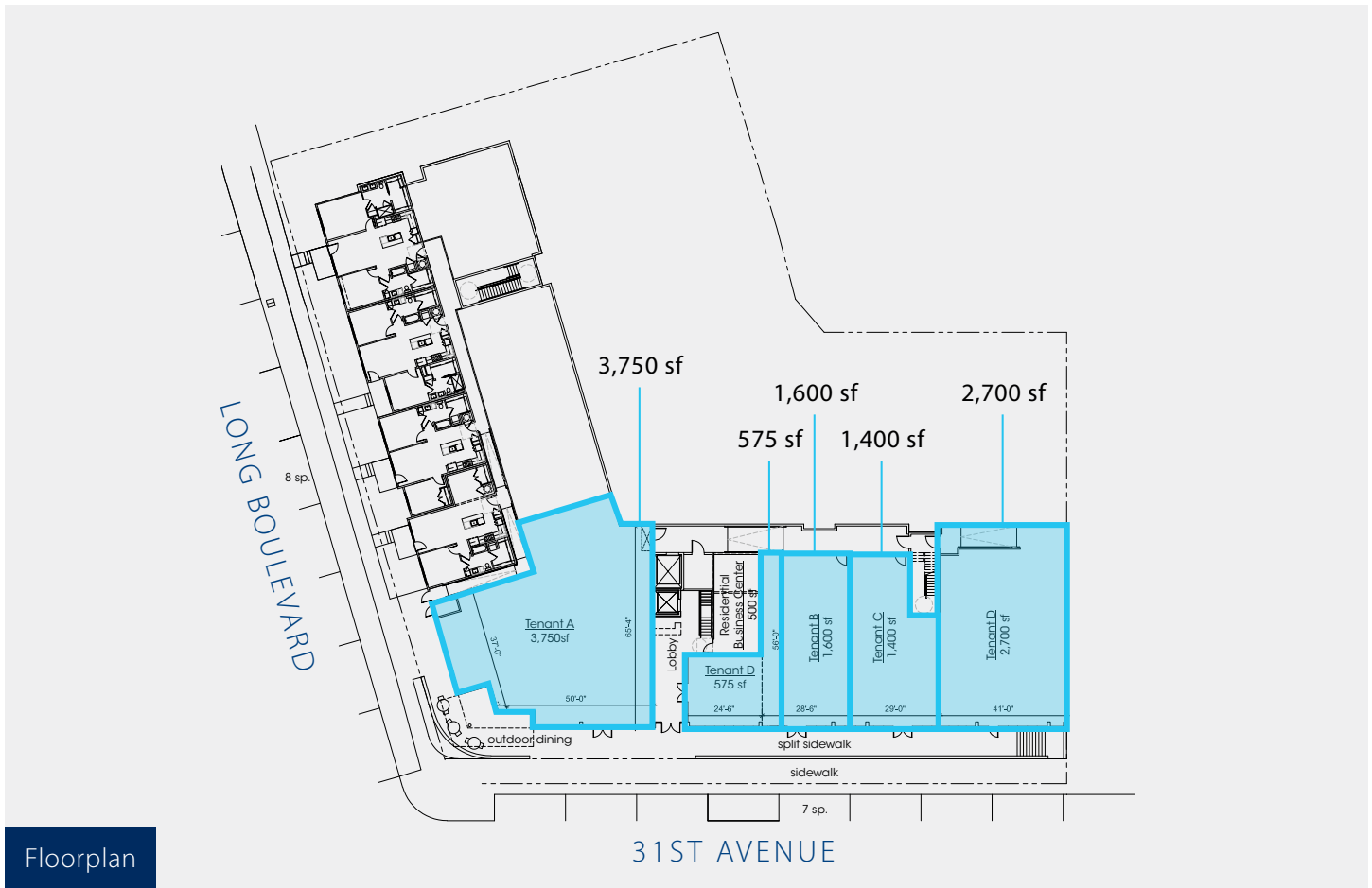
- 10,025 sf available
- 3,750 sf restaurant space with patio
- Long awaited, prime retail
- Severely underserved, dense, high-income neighborhood
- Abundant free parking reserved for retail
- Over 45,000 daytime workers within a half mile
- Walking distance to Centennial Park Redevelopment



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Demographics	.5 Mile	1 Mile	3 Miles
Daytime Population	46,918	116,519	290,620
2019 Average Household Income	\$87,822	\$88,472	\$96,796
2019 Total Population	4,416	13,611	97,841
2024 Projected Population	5,090	19,574	136,885

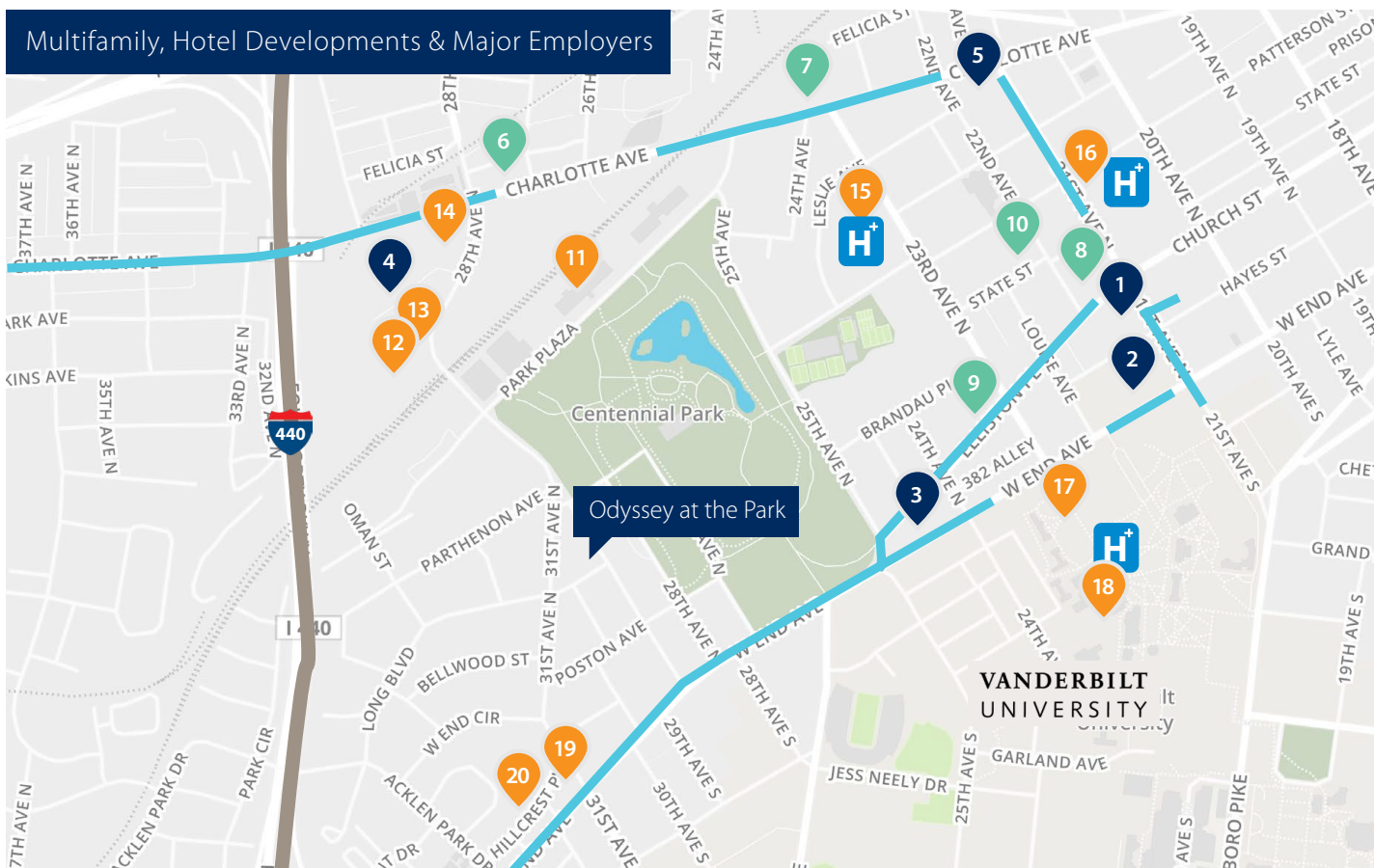


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Hospitality Developments		Keys	Status
1	Hyatt Hotel	201	C
2	Loews Hotel	343	C
3	Homewood Suites	192	C
4	Element Hotel	169	U
5	Staybridge Suites	165	U

Multifamily Developments		Units	Status
6	2700 Charlotte	259	C
7	Aspire	280	C
8	Dallas on Elliston	105	C
9	Elliston 23	331	C
10	Artemis	146	C

Major Employers		
11	HCA	15
12	TOA	16
13	Microsoft	17
14	Urology Associates	18
15	Tristar Centennial Medical Center	19
16	St. Thomas Midtown Hospital	20
17	Vanderbilt University	
18	Vanderbilt University Medical Center	
19	UBS	
20	Blue Cross Blue Shield	



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Proposed Park Features

- |                                 |                                              |                                         |                                                     |
|---------------------------------|----------------------------------------------|-----------------------------------------|-----------------------------------------------------|
| 1. Natchez Trace Monument       | 14. TN Centennial Expo. Marker               | 27. Confederate Private Monument        | 40. Reflecting Pool                                 |
| 2. Cockrill Spring              | 15. Lake Watauga Bridge                      | 28. Lily Lake                           | 41. Parthenon Marker                                |
| 3. West Musicians Corner        | 16. Lake Watauga                             | 29. Concrete Bridge                     | 42. Parthenon                                       |
| 4. Lake Katherine               | 17. East Playground                          | 30. Cherry Blossom Walk                 | 43. Victims of Violence, Children's Memorial Garden |
| 5. East Musician Corner         | 18. Interactive Water Feature                | 31. Events Terrace                      | 44. Thomas Monument                                 |
| 6. Gold Star Monument           | 19. CP Cafe East + Restrooms                 | 32. Native Woodland                     | 45. Rose Arbor + Gardens                            |
| 7. Shell Spring                 | 20. Sculpture + Installation Garden          | 33. Large Dog Park                      | 46. Centennial Park Arts + Activities Center        |
| 8. Gunboat TN Monument          | 21. Art Center + Pool Area Garden            | 34. Small Dog Park                      | 47. Demonstration/Food Garden                       |
| 9. Bridge at Lick Branch Sewer  | 22. North East Picnic Area                   | 35. Service Area + Shared Parking       | 48. West Playground                                 |
| 10. Great Lawn                  | 23. Frist Memorial Garden                    | 36. Flag Pole Hill Water Feature + Path | 49. Cafe West + Restrooms                           |
| 11. Movable Meadow              | 24. Locomotive 576+N.C.& SL Railway Monument | 37. Terrace Ramps + Gardens             | 50. Picnic Pavilion                                 |
| 12. Events Pavilion + Restrooms | 25. Rain Gardens                             | 38. Winter Garden + Visitors Center     | 51. Parking Lots                                    |
| 13. Robertson Monument          | 26. Woman's Monument                         | 39. Formal Gardens + Arrival Plaza      |                                                     |



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