



Old Towne Village

Madison, TN

Nashville-Davidson-Murfreesboro-Franklin (TN)



Katie Littlejohn

Leasing Representative

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AERIAL



GROSS LEASABLE AREA (GLA)

175,593 SF

PARKING SPACES

877

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www.kimcorealty.com/102820



DENSITY AERIAL

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TENANT	SQ FT
1 Walmart Market	39,687
2 Old Time Pottery	99,400
3 Hot Shot Liquor	3,328
4 Bria's Beauty Bar n' Boutique	1,400
6 Southeastern Dental Group	4,665
7 T's Nails	1,393
8 Advance America	1,300
9 Liberty Tax Service	1,800
10 Wingstop	1,800
11 Direct General Insurance	1,800
12 Roma Pizza	1,600
13 Kabob & Gyro	2,370
14 Juicy Seafood	1,800
15 China Bell Restaurant	1,800
16 Burger King	2,250
17 Shell Gas	2,000
18 Metro by T-Mobile	1,200
19 The Great Escape	6,000

Disclaimer: This site plan shows the approximate location, square footage, and configuration of the shopping center and adjacent areas, and is only illustrative of the size and relationship of the stores and common areas generally, all of which are subject to change. The showing of any names of tenants, parking spaces, square footage, curbs-cuts or traffic controls shall not be deemed to be a representation or warranty that any tenants will be at the shopping center, the square footage is accurate, or that any parking spaces, curbs-cuts or traffic controls do or will continue to exist. Moreover, any demographics set forth in this flyer are for illustrative purposes only and shall not be deemed a representation by Landlord or their accuracy. Availability of this property for rent is subject to prior rental or withdrawal of the property from the market at any time without notice.

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Google Earth

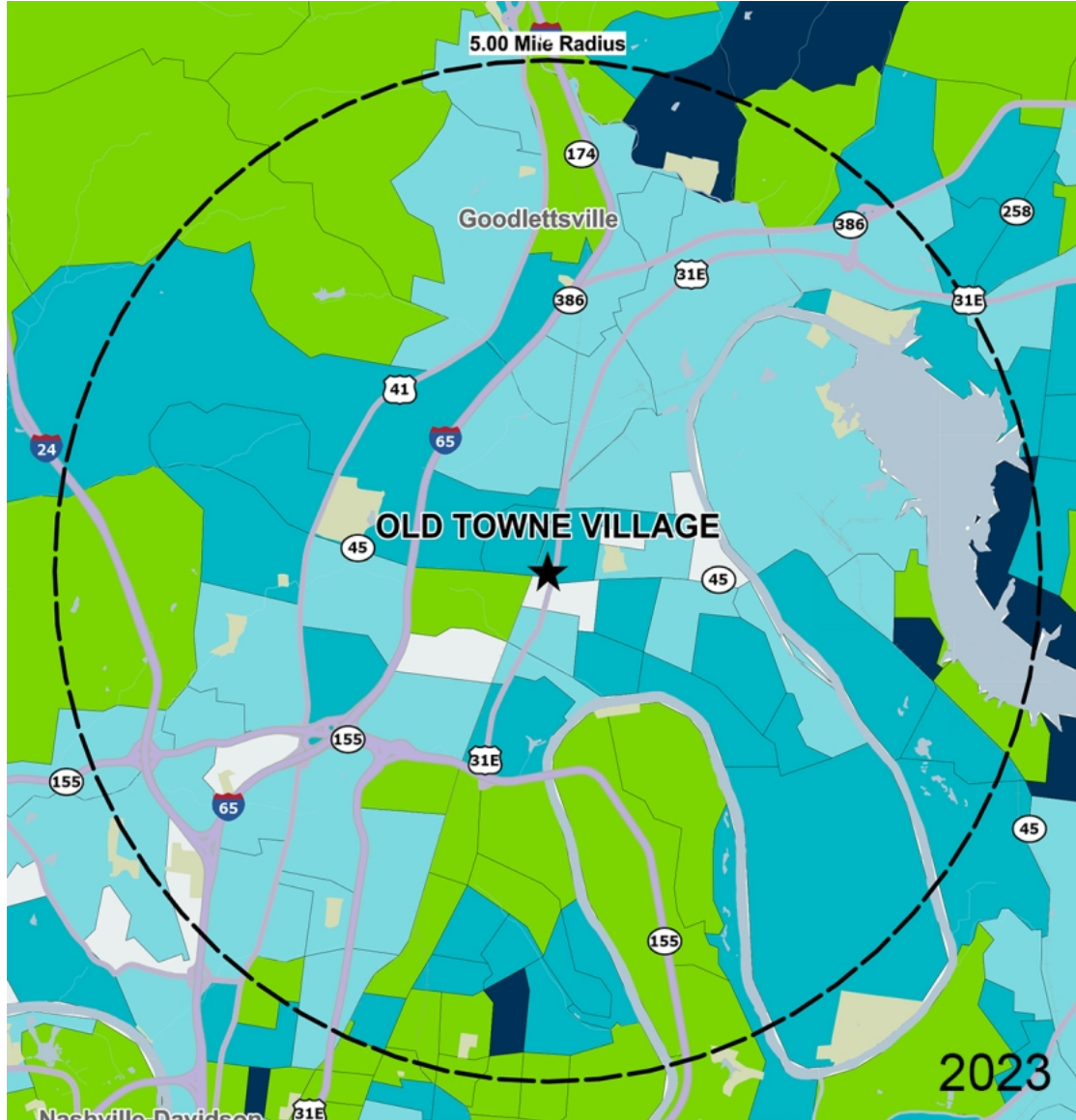
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COMPETITION MAP

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by Block Group

Demographics

2023 ESTIMATES	1-MILE	3-MILES	5-MILES
Population	11,267	51,885	117,046
Daytime Pop	8,891	43,970	105,359
Households	5,035	22,117	49,764
Average HH Income	\$69,631	\$75,923	\$84,420
Median HH Income	\$57,794	\$59,975	\$64,599
Per Capita Income	\$31,155	\$32,501	\$36,022

Average Household Income

Popstats, 4Q 2023, Trade Area Systems

- \$150K and up
- \$100K - \$150K
- \$75K - \$100K
- \$50K - \$75K
- \$0K - \$50K



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Old Hickory Blvd. & Gallatin Rd., Madison, TN



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