



The Commons at Dexter Lake

Cordova, TN

Memphis (TN-MS-AR)



Katie Littlejohn

Leasing Representative

(404) 260-7144

klittlejohn@kimcorealty.com





AERIAL



GROSS LEASABLE AREA (GLA)

228,796 SF

PARKING SPACES

1,036

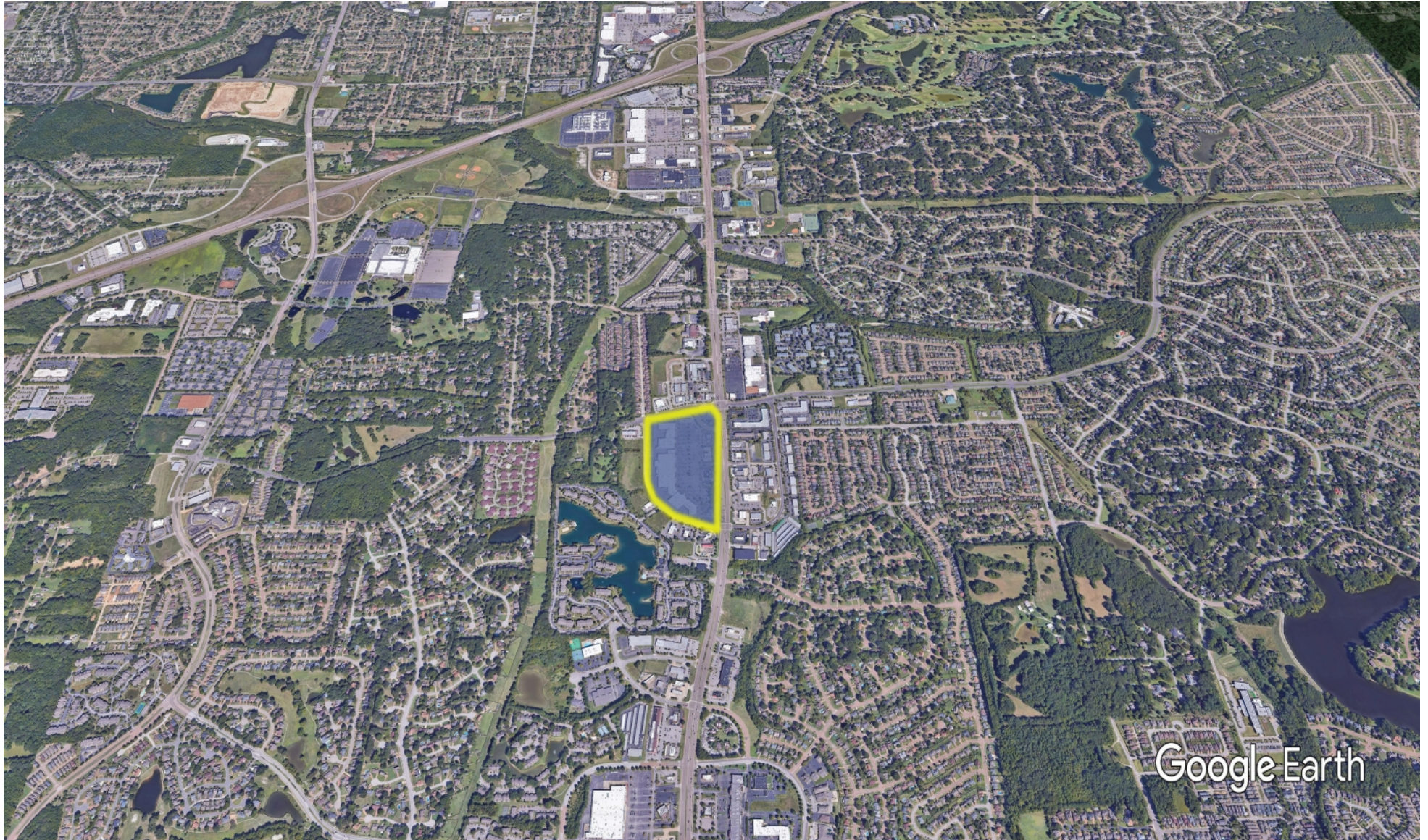
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Cordova, TN

www.kimcorealty.com/118880



DENSITY AERIAL

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Available Non-Controlled



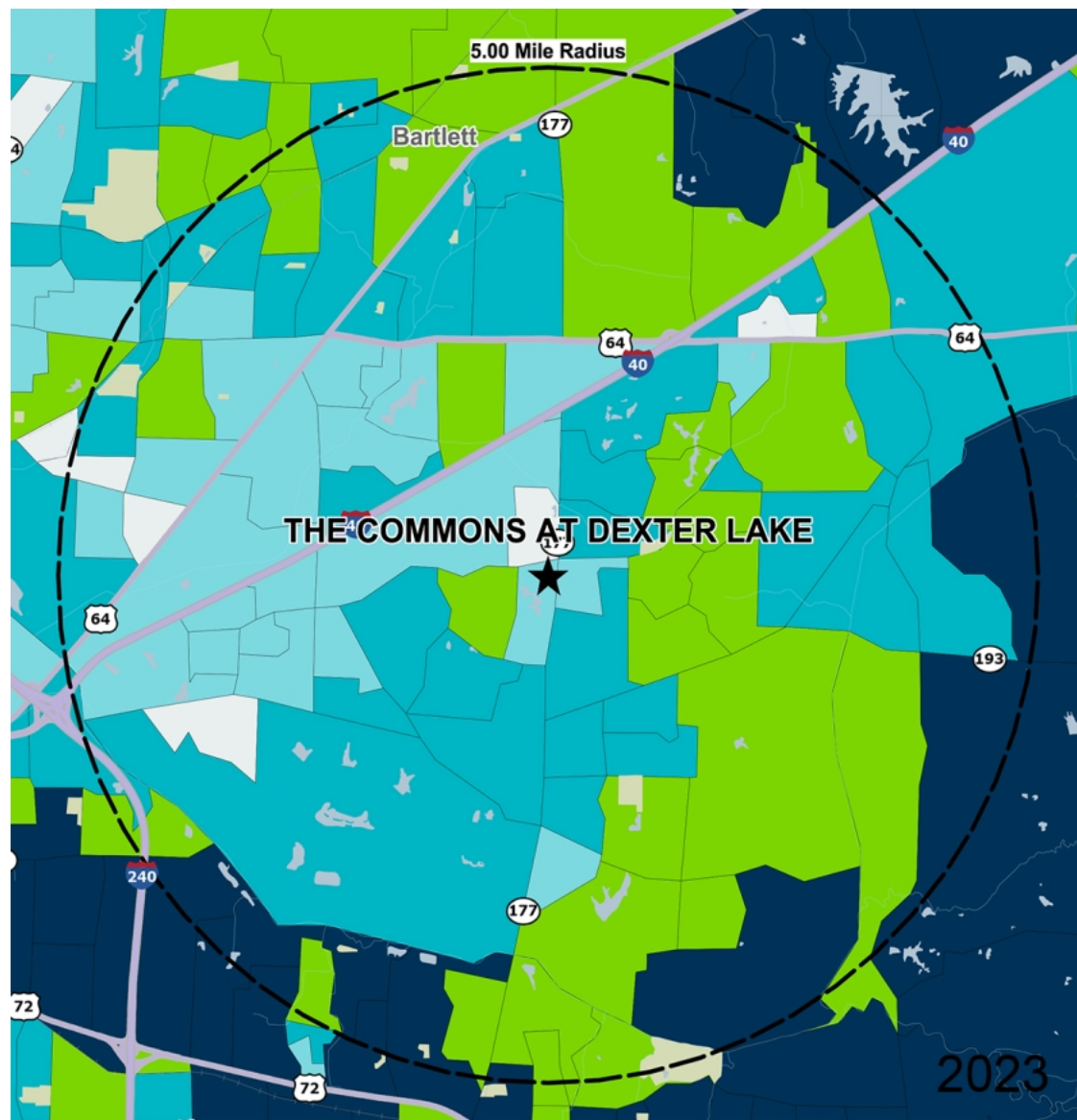
TENANT	SQ FT
1 MyEyeDr.	2,400
2 Wingstop	1,446
3 GNC	1,600
4 Special Nails	1,167
5 My Salon Suites	5,760
6 Poke World	1,333
7 iPop	1,393
8 Styling Castle	1,600
9 HomeGoods	24,000
10 Five Below	10,312
10A Gloss Nail Lounge	5,965
11 Crunch Fitness	36,000
12 Kroger	69,300
13 Great Clips	1,407
14 Shasha Wine & Liquors	2,057
15 Grand Slam Trophies	1,218
16 Marshalls	30,000
17 Rack Room Shoes Deichmann Shoe	2,050
18 Bonchon	2,750
19 Clothes Mentor	4,940
20 Bombay House	3,000
21 America's Best Contacts & [...]	2,924
22 The Honeybaked Ham Co.	2,710
23 Lany's Nails	1,200
24 Milan Laser Hair Removal	1,600
25 Available	5,000
26 China Wok	1,364
27 Kroger - Fuel Station	300

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, curb-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, curb-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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by Block Group

Demographics

2023 ESTIMATES	1-MILE	3-MILES	5-MILES
Population	12,490	74,425	162,879
Daytime Pop	8,103	69,938	155,495
Households	5,559	29,939	63,458
Average HH Income	\$75,883	\$86,321	\$97,189
Median HH Income	\$64,479	\$68,948	\$74,416
Per Capita Income	\$33,873	\$34,903	\$38,326

Average Household Income

Popstats, 4Q 2023, Trade Area Systems

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



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N Germantown Pkwy & Dexter Rd., Cordova, TN



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