



Providence Marketplace

Mt. Juliet, TN

Nashville-Davidson-Murfreesboro-Franklin (TN)



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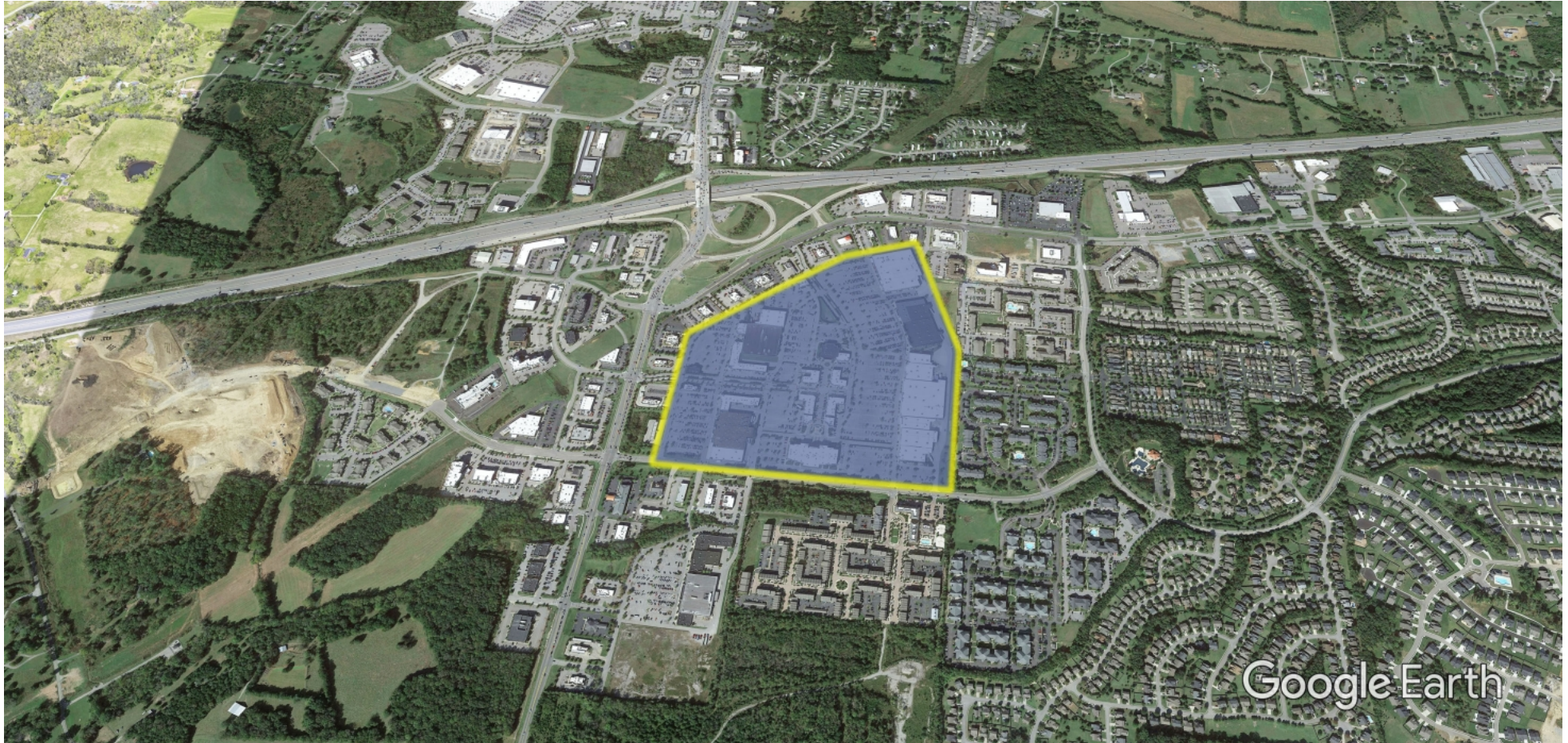




AERIAL



GROSS LEASABLE AREA (GLA)	633,786 SF
PARKING SPACES	2,856



DENSITY AERIAL



Property Overview

Providence Marketplace is a shopping center located in Mt. Juliet, Tennessee, a rapidly growing suburb of Nashville. The center features a strong daytime population and easy access to I-40. It includes a best-in-market grocer, high-quality value and entertainment lineup, and numerous restaurants, service uses and specialty retailers. Mt. Juliet is one of the top six fastest-growing cities in the state, and Wilson County is one of the state's top five most affluent counties with the second-highest median household income in Tennessee.

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www.kimcorealty.com/125030

Available Non-Controlled



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TENANT	SQ FT	TENANT	SQ FT	TENANT	SQ FT
1 Dick's Sporting Goods	45,000	20 Fulin's Asian Cuisine	4,348	40 Panera Bread	4,746
2 TJ Maxx	30,000	21 Lizard Thicket	3,703	42 Sephora	5,042
2B HomeGoods	25,962	22 SOMA	3,616	43 Dazzle Nail Bar	1,897
3 Old Navy	14,883	23 LOFT	6,164	44 The Good Feet Store	1,223
4 Ross Dress for Less	30,167	24 Kay Jewelers	2,919	45 European Wax Center	1,217
5 JCPenney	98,994	25 Chico's	3,096	46 Castle Dental	2,827
6 Staples	20,405	26 Lovesac	1,894	46A Blo Dry Bar	1,227
7 Available	35,320	27 J. Jill	3,606	47 Men's Wearhouse	5,631
8 PetSmart	23,000	28 Available	717	48 GNC	1,199
9 Regal Providence 14	50,580	29 Journeys	2,375	49 Kirkland's	6,751
10 BLUSH Boot Camp	4,347	31 Fantastic Sams	1,203	50 Fayzano's Pizza	1,709
12 American Eagle Outfitters	5,466	32 Sun Tan City	2,397	51 Belk	74,985
13 Claire's Boutiques	1,159	33 AT&T Mobility	4,159	52 Best Buy	30,000
14 Bath & Body Works	3,519	34 The UPS Store	1,148	53 Salsarita's Fresh Cantina	2,143
15 Hawaii Fluid Art	1,507	35 Massage Envy	3,485	54 Cori's Dog House	1,374
16 Yankee Candle	1,587	36 The Joint Chiropractic	1,057	55 LensCrafters	3,000
17 Ferguson Bath, Kitchen & Lighting Gallery	11,690	37 Crumbl	1,420	56 Verizon Wireless	5,090
18 Rack Room Shoes	6,508	38 Haagen Dazs	1,654	57 Red Robin	6,350
19 Books-A-Million	15,000	39 Thai Samurai	3,320		

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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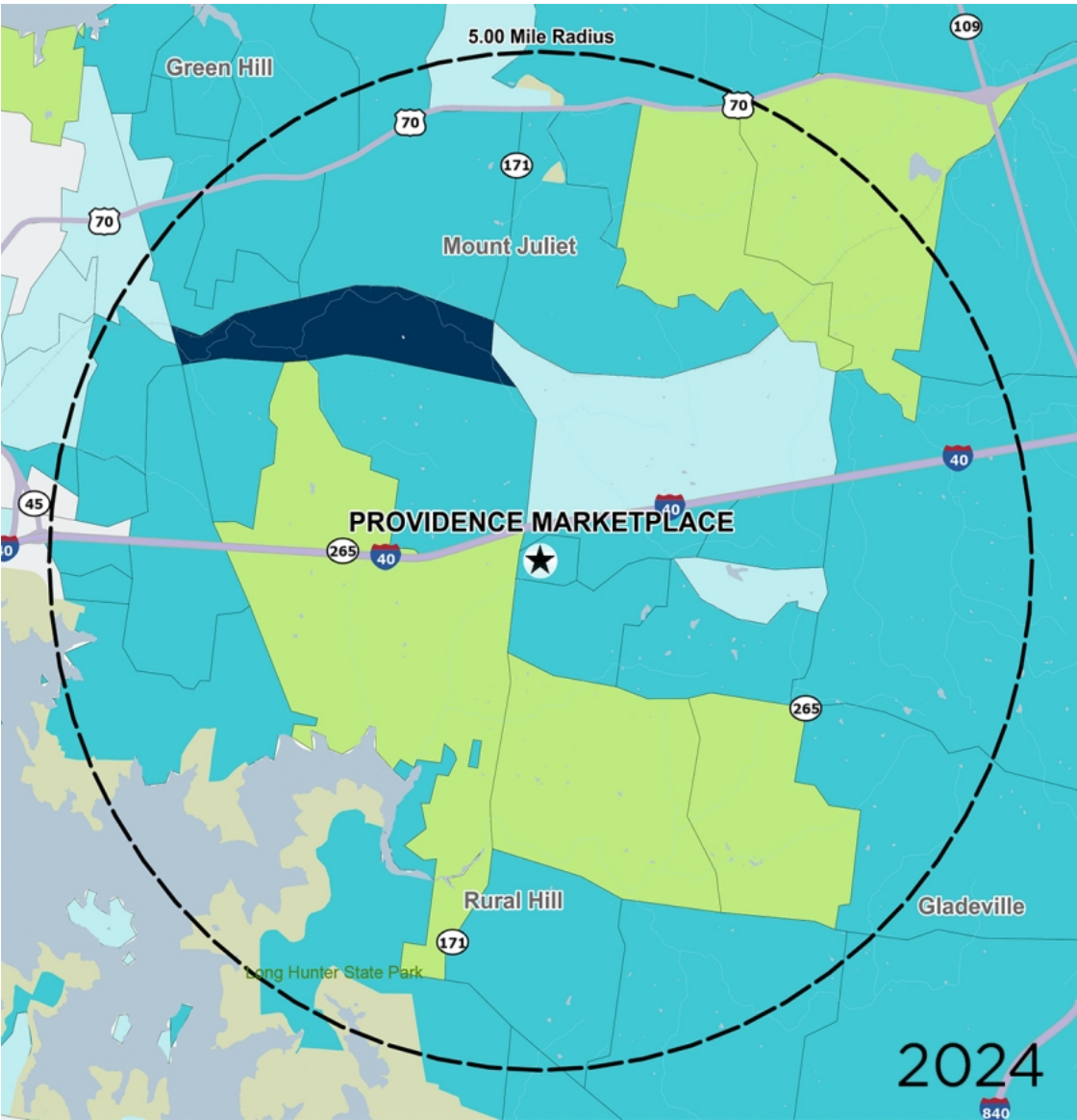


COMPETITION MAP

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by Block Group

Demographics

2024 ESTIMATES	1-MILE	3-MILES	5-MILES
Population	10,915	30,422	72,117
Daytime Pop	10,953	28,778	59,047
Households	4,443	11,945	27,219
Average HH Income	\$131,512	\$145,732	\$137,066
Median HH Income	\$115,823	\$112,687	\$110,356
Per Capita Income	\$53,593	\$57,341	\$51,848

Average Household Income

Popstats, 4Q 2024, Trade Area Systems

- \$300K and up

\$200K - \$300K

\$150K - \$200K
- \$100K - \$150K

\$75K - \$100K

< \$75K



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Providence Way & State Rt. 171, Mt. Juliet, TN



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