

SMYRNA VILLAGE

551-567 South Lowry Street



SMYRNA HIGHLIGHTS

- Located just 12 miles from Nashville, TN, Smyrna is known for its low taxes, low cost of living and family friendly community.
- Rutherford County ranks #4 in the State of TN for retail sales.
- Smyrna is located in the heart of Rutherford County. The Population in Rutherford County is projected to double by 2020 to 500,000 people. Named the 3rd fastest growing county in TN (US Census Bureau, 2013).
- Largest Employer in Rutherford County is Nissan North America with 10,900 employees followed by State Farm Insurance (1,662 employees) and Verizon Wireless (1,068 employees).
- Rutherford County ranks #5 in the country for job growth (US Bureau of Labor Statistics, 2018).
- Major tenants include: Dirt Cheap, Gold's Gym

PROPERTY HIGHLIGHTS

- Smyrna Village is located on South Lowry Street in a well-established neighborhood drawing from nearby affluent communities.
- The adjacent Nissan factory in Smyrna ranks as the busiest car plant on the continent.
- Middle Tennessee State University (enrollment 28,000) is located 15 minutes from Smyrna Village.
- In Fall of 2016, Nissan North America and The Tennessee College of Applied Technology will open a \$3 million Nissan Training Center just ½ mile from Smyrna Village.



CONTACT:

FOR LEASING INFORMATION

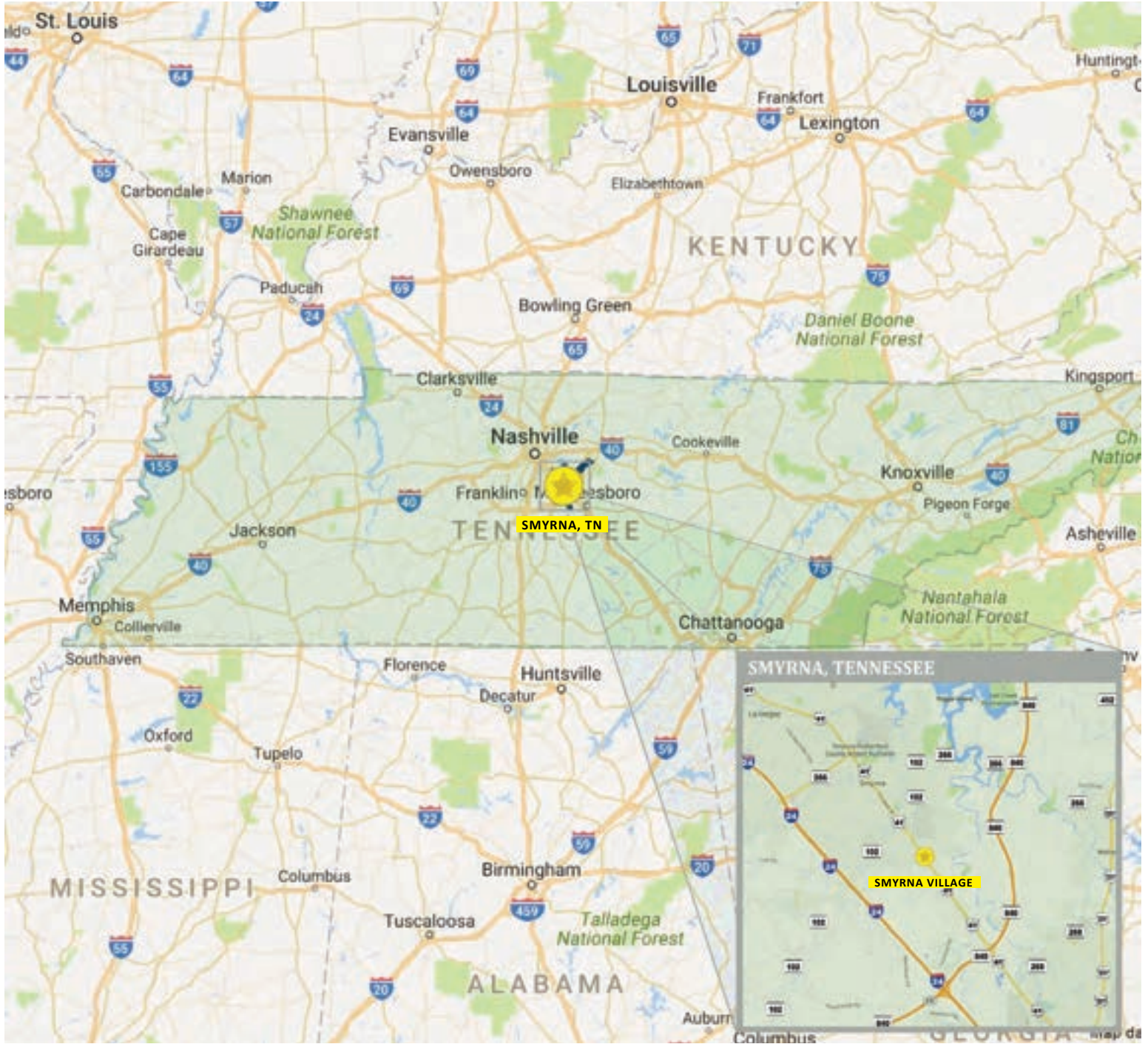
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12.04.19

551-567 South Lowry Street
Smyrna, TN



DEMOGRAPHICS

	5 miles	7 miles	15 min drive
Population	75,700	142,100	247,699
Households	27,200	50,400	89,923
Average Household Income	\$73,500	\$79,600	\$73,466
Daytime Employees	29,800	48,300	109,800

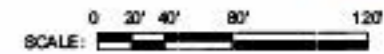


REPRESENTING LEASING - COLLETT: 864.607.4920

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SMYRNA VILLAGE : 551-587 SOUTH LOWRY STREET, SMYRNA, TENNESSEE 37167



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WATERSTONE PROPERTIES

GLA: 86,301 SF Date: 04.30.19