



Stonecreek Centre

9037-9091 POPLAR AVE, GERMANTOWN, TN

Stonecreek Centre is a prominent, mixed-use retail and office development strategically located on the Southwest corner of Poplar Avenue and Forest Hill-Irene in Germantown, TN, the most affluent suburb of Memphis. Also known as one of the safest and most beautiful cities in the Mid-South.

GLA: 88,296 SF
RATE: \$20.00 - \$25.00 PSF
NNN: \$8.50 - \$9.35 PSF
ANCHORS: My Salon Suite, Let it Fly

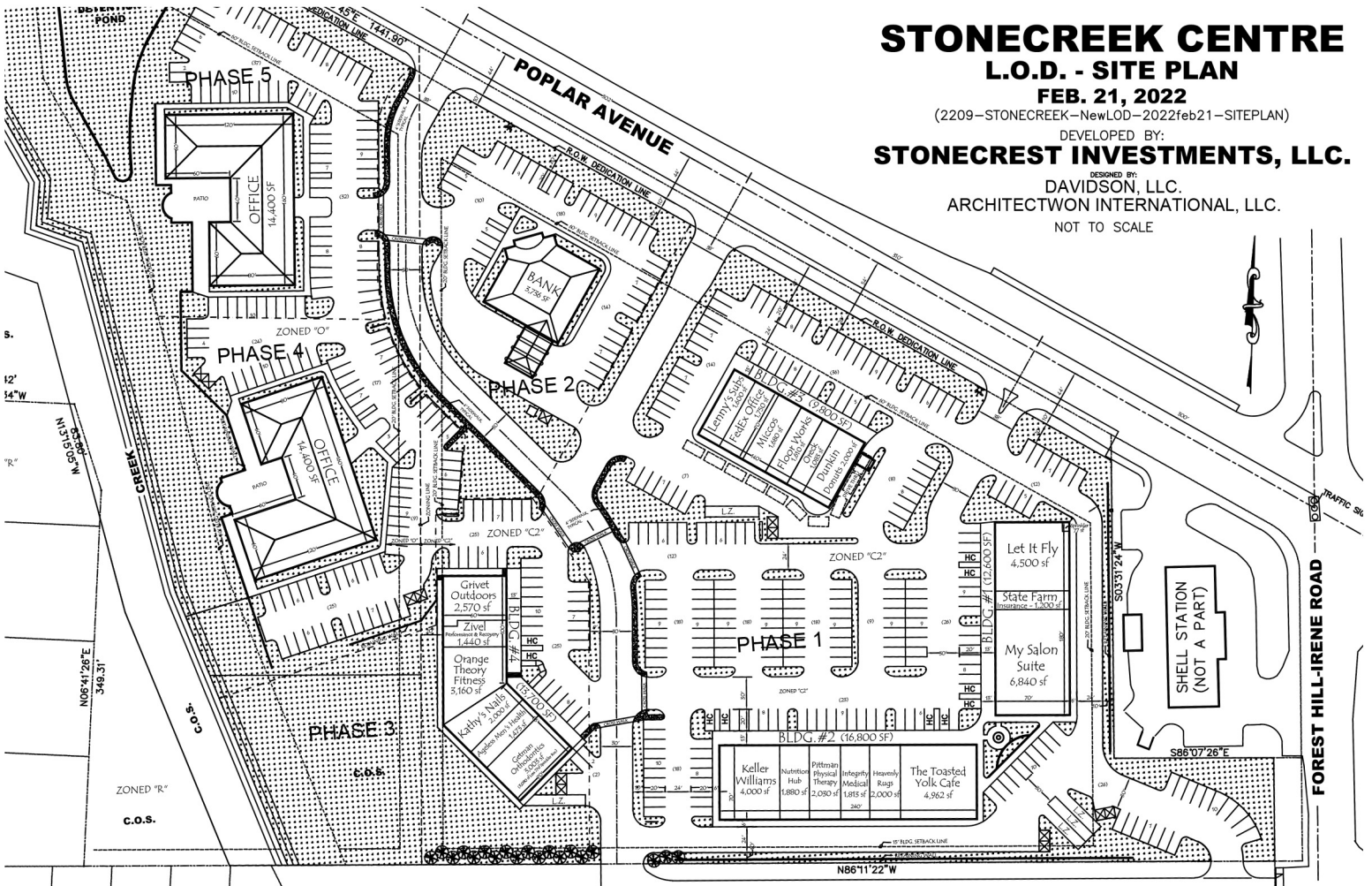
TRAFFIC COUNTS:

Poplar Avenue	30,112 VPD
Forest Hill-Irene Road	16,172 VPD

DEMOGRAPHICS:

	Population	Avg Income
1 Mile	4,631	\$180,736
Daytime	3,138	
3 Miles	45,770	\$137,175
Daytime	22,136	
5 Miles	131,848	\$109,267
Daytime	67,221	





STONECREEK CENTRE

L.O.D. - SITE PLAN

FEB. 21, 2022

(2209-STONECREEK-NewLOD-2022feb21-SITEPLAN)

DEVELOPED BY:

STONECREST INVESTMENTS, LLC.

DESIGNED BY:

DAVIDSON, LLC.

ARCHITECTWON INTERNATIONAL, LLC.

NOT TO SCALE