



COMMERCIAL
REALTY SERVICES

**IS PROUD TO ANNOUNCE THE NEW
DEVELOPMENT OF**

CITI STATION

**2049 N. MOUNT JULIET ROAD
MOUNT JULIET, TN 37122**

LEASING INFO

Will Tyner
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OVERVIEW

2049 N. MOUNT JULIET ROAD



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OVERVIEW

2049 N. MOUNT JULIET ROAD

- +/- 1.42 acres at the corner of N. Mt. Juliet Road and Division Street
- +/- 8,925 square foot retail center
- 56 proposed parking spaces



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FLOOR PLAN

2049 N. MOUNT JULIET ROAD

COFFEE SHOP

2,250 sq ft

RETAIL

2,750 sq ft

BANK

3,500 sq ft



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AERIAL

2049 N. MOUNT JULIET ROAD



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MARKET DATA

2049 N. MOUNT JULIET ROAD



5,135 households within a 2 mile radius



87,355 population within 10 mile radius
+2.75% projected population growth 2021-2026



Average Daily Traffic

N. Mount Juliet Road: **31,345**

E. Division Street: **6,499**

W. Division Street: **8,925**



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