

Hotel/Restaurant/Small Commercial Sites for Sale/Lease

Highway 64 at I-40 | Lakeland, TN



CONCEPT SITE PLAN



Conveniently located on Highway 64 just off I-40 exit 18, these four parcels are located just east of Wolfchase Galleria, the largest shopping mall in the MSA. The parcels are surrounded by high-traffic grocery chains Sprouts and Kroger, and a variety of banks, restaurants and other retail and are adjacent to Stonebridge Golf Course. Nearly 50,000 households with average income more than \$90,000 are located within a five-mile radius.

Parcels shown in potential configuration for two hotels and two restaurants. Other options considered.

2024 Summary	1 mile	3 miles	5 miles
Population	7,205	54,762	136,705
Households	3,027	21,386	52,427
Average Household Income	\$110,068	\$114,316	\$109,828
Median Household Income	\$88,176	\$88,098	\$83,668

VPD at Hwy 64 and Rockcreek Pkwy: 47,865

All information deemed reliable but not warranted.

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