

For Sale: 0.71 ac Land - zoned C-4

3451 Goodman Rd • Southaven, Mississippi



- Southaven is one of the fastest growing cities in the Southeastern U.S. Location is convenient to all of North Mississippi, I-55, I-22, Interstate 240 and Memphis.
- Located one turn off Goodman Rd, just east of Getwell Road.
- Close proximity to Desoto Central Elementary, Middle and High School with over 4,000+ students, Snowden Grove Sports Complex, Amphitheater and the new Silo Square mixed-use development
- Terrific restaurants close by including Chick-fil-A, Mi Pueblo, Georgia Blue, Tekila, Whataburger, Central BBQ, Slim Chickens, Staks Pancake Kitchen, and more.
- Average Daily Traffic Count along Goodman Rd is 38,000 vehicles per day
- Southaven population is approximately 43,000 with DeSoto County Population being approximately 175,000.
- Traffic Counts (AADT): Getwell Rd 24,000 and Goodman Rd 38,000,
- Current business park features a law firm, medical office, family wellness center, insurance office, real estate office, CPA, and mortgage brokerage.

2024 Summary	1 mile	3 miles	5 miles
Population	1,192	32,970	78,498
Households	439	11,419	28,044
Average Household Income	\$109,170	\$107,006	\$90,398
Median Household Income	\$93,366	\$90,134	\$74,264

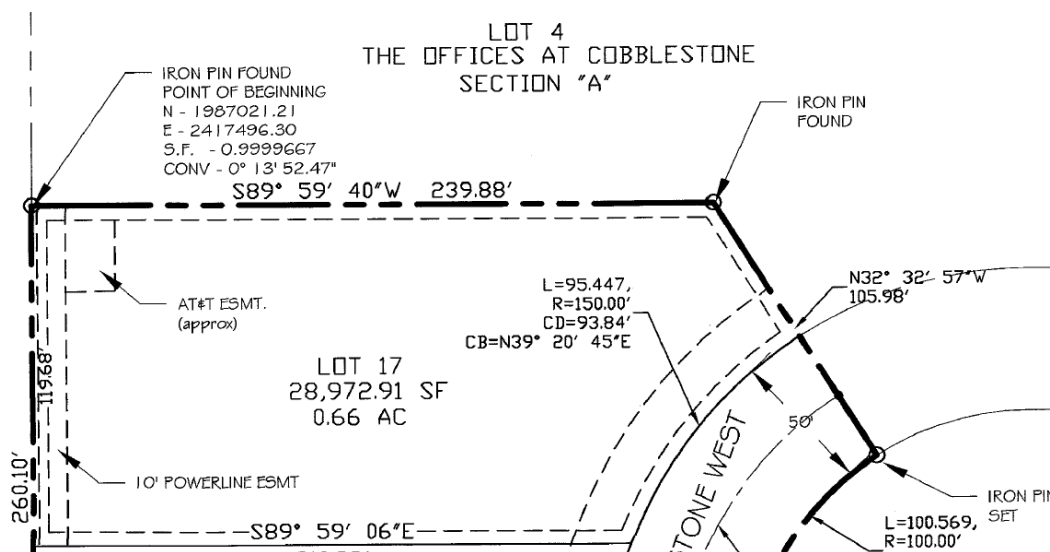
FOR INFORMATION CONTACT:

Roger McLemore
Vice President
901.507.3428
rmclemore@mrgmemphis.com

Makowsky Ringel Greenberg, LLC
1010 June Road, Suite 200
P.O. Box 241990
Memphis, TN 38124
Phone: 901.683.2220
Fax: 901.507.3440

www.mrgmemphis.com/commercial

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