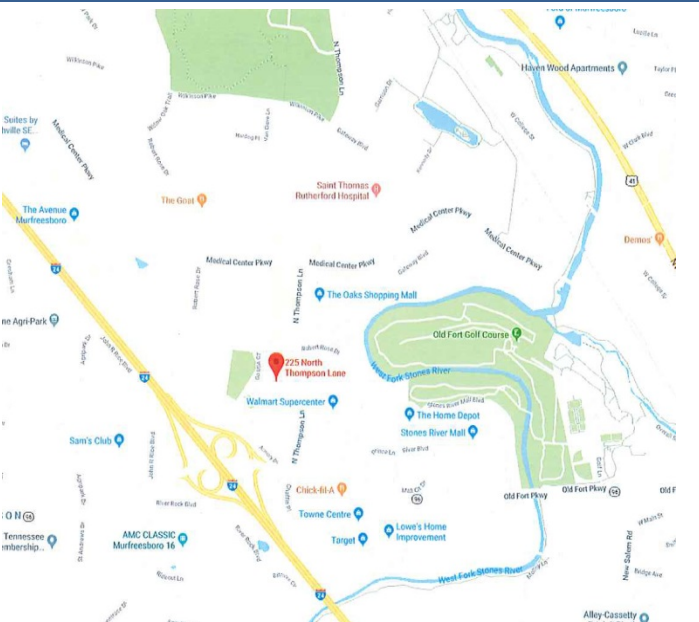




0.89 Acre Commercial Outparcel - 225 N. Thompson Lane Murfreesboro, TN



Property Features

- 0.89 AC for \$900,000
- Prime location near The Avenue shopping destination, Stones River Mall, and many retail and restaurant locations
- Convenient to I-24 Exit 78/ Old Fort Pkwy. and I-24 Exit 74/Medical Center Pkwy.

John Harney
AFFILIATE BROKER

615.542.0715
johnh@parks-group.com
TNLIC# 221569

THE PARKS GROUP
COMMERCIAL REAL ESTATE



1535 W. Northfield Blvd., Suite 7
Murfreesboro, TN 37129
615.896.4045
www.parks-group.com



SOLD
Future Hotel

★
SITE 0.89 AC

N-Thompson Ln



THE AVENUE



Saint Thomas
AUTHERFORD HOSPITAL

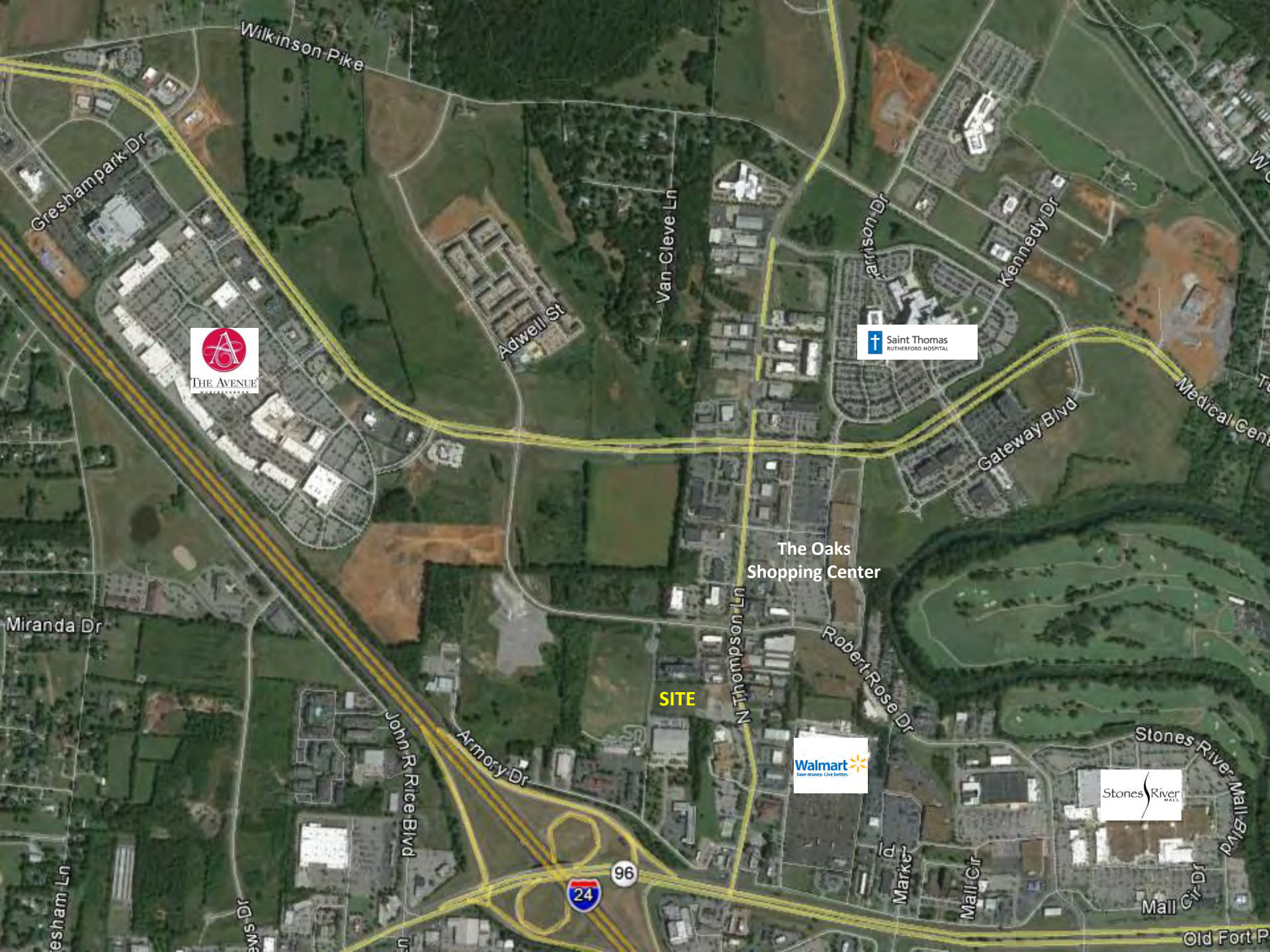
SITE



Walmart



Stones River Mall



Wilkinson Pike

Greshampark Dr

Adwell St

Van Cleave Ln

Harrison Dr

Kennedy Dr

Gateway Blvd

Medical Cent

The Oaks Shopping Center

N Thompson Ln

Robert Rose Dr

Armory Dr

John R Rice Blvd

24 96

Stones River Mall Blvd

Mall Cir Dr

Old Fort P

ews Dr

esham Ln

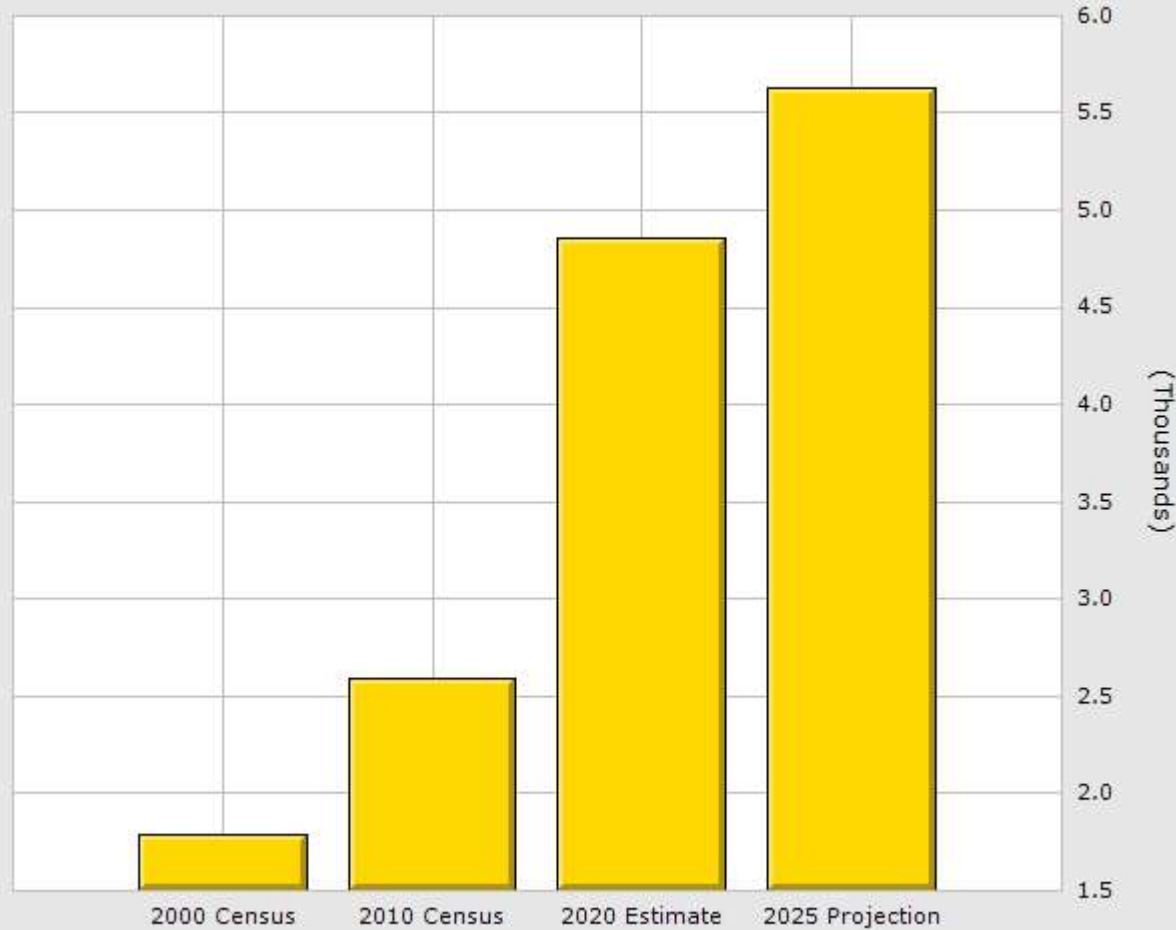
Miranda Dr

Market

Mall Cir

Population for 1 Mile Radius

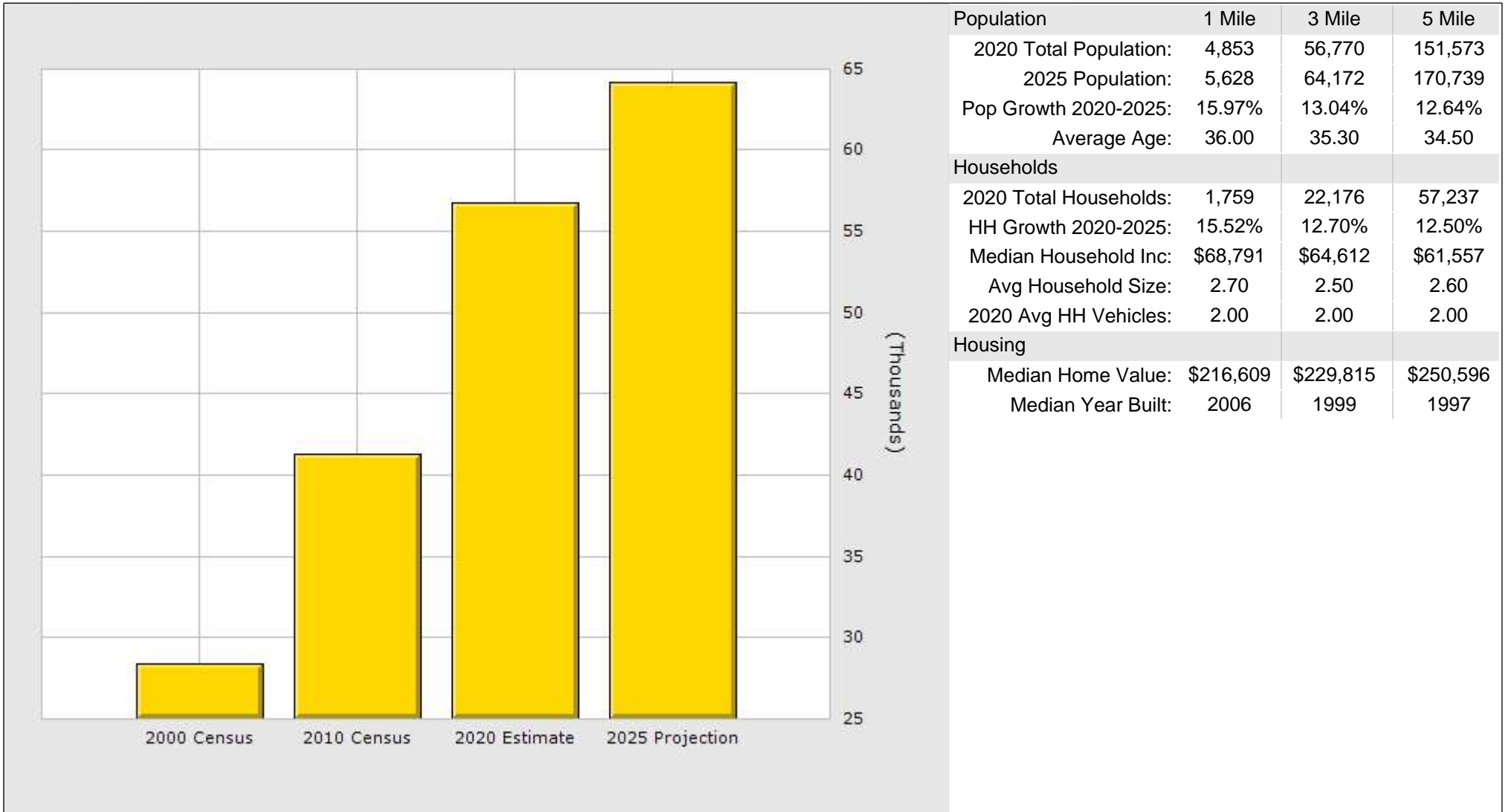
225 N Thompson Ln, Murfreesboro, TN 37129



	1 Mile	3 Mile	5 Mile
Population			
2020 Total Population:	4,853	56,770	151,573
2025 Population:	5,628	64,172	170,739
Pop Growth 2020-2025:	15.97%	13.04%	12.64%
Average Age:	36.00	35.30	34.50
Households			
2020 Total Households:	1,759	22,176	57,237
HH Growth 2020-2025:	15.52%	12.70%	12.50%
Median Household Inc:	\$68,791	\$64,612	\$61,557
Avg Household Size:	2.70	2.50	2.60
2020 Avg HH Vehicles:	2.00	2.00	2.00
Housing			
Median Home Value:	\$216,609	\$229,815	\$250,596
Median Year Built:	2006	1999	1997

Population for 3 Mile Radius

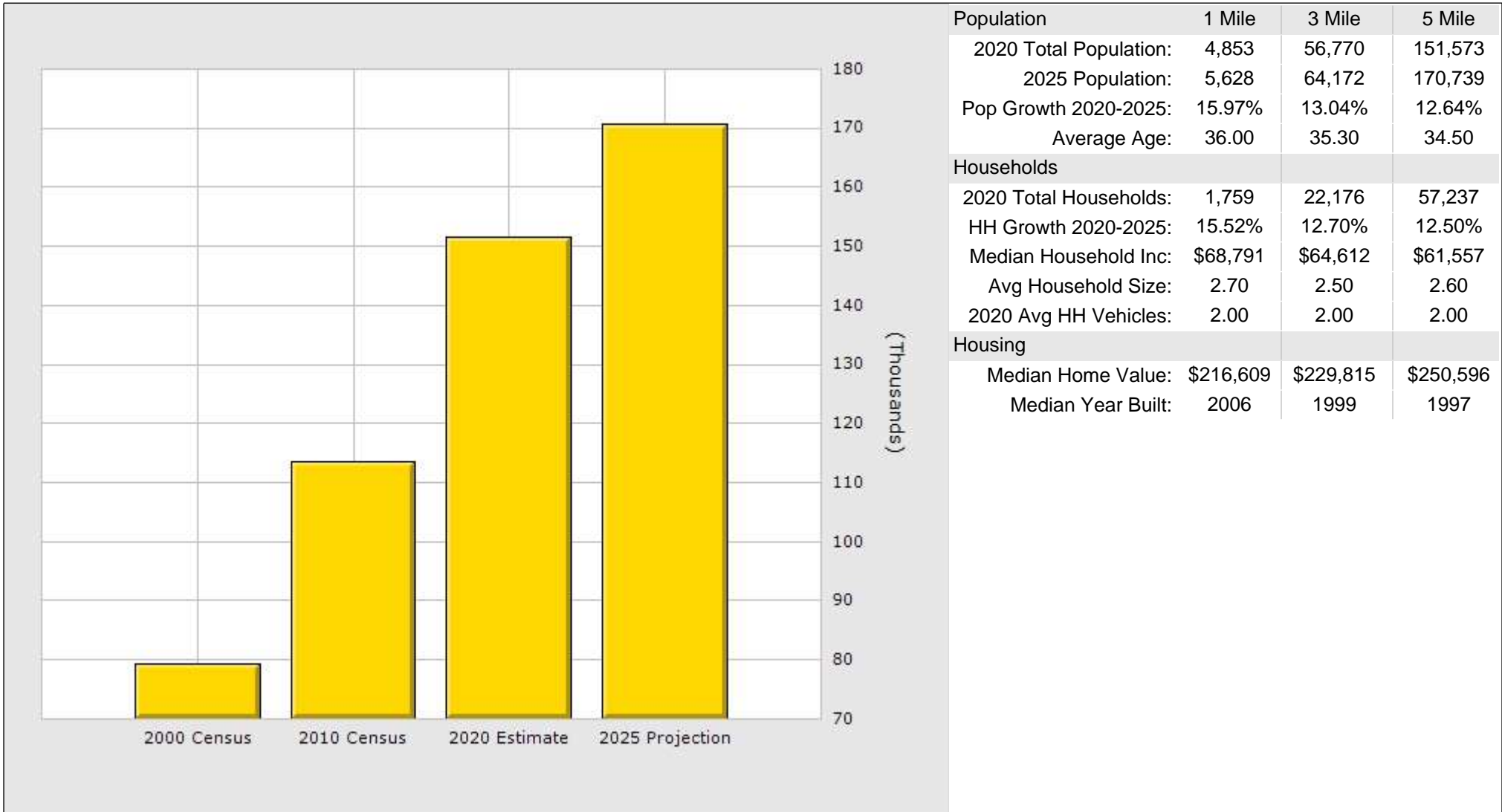
225 N Thompson Ln, Murfreesboro, TN 37129



	1 Mile	3 Mile	5 Mile
Population			
2020 Total Population:	4,853	56,770	151,573
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2020 Avg HH Vehicles:	2.00	2.00	2.00
Housing			
Median Home Value:	\$216,609	\$229,815	\$250,596
Median Year Built:	2006	1999	1997

Population for 5 Mile Radius

225 N Thompson Ln, Murfreesboro, TN 37129

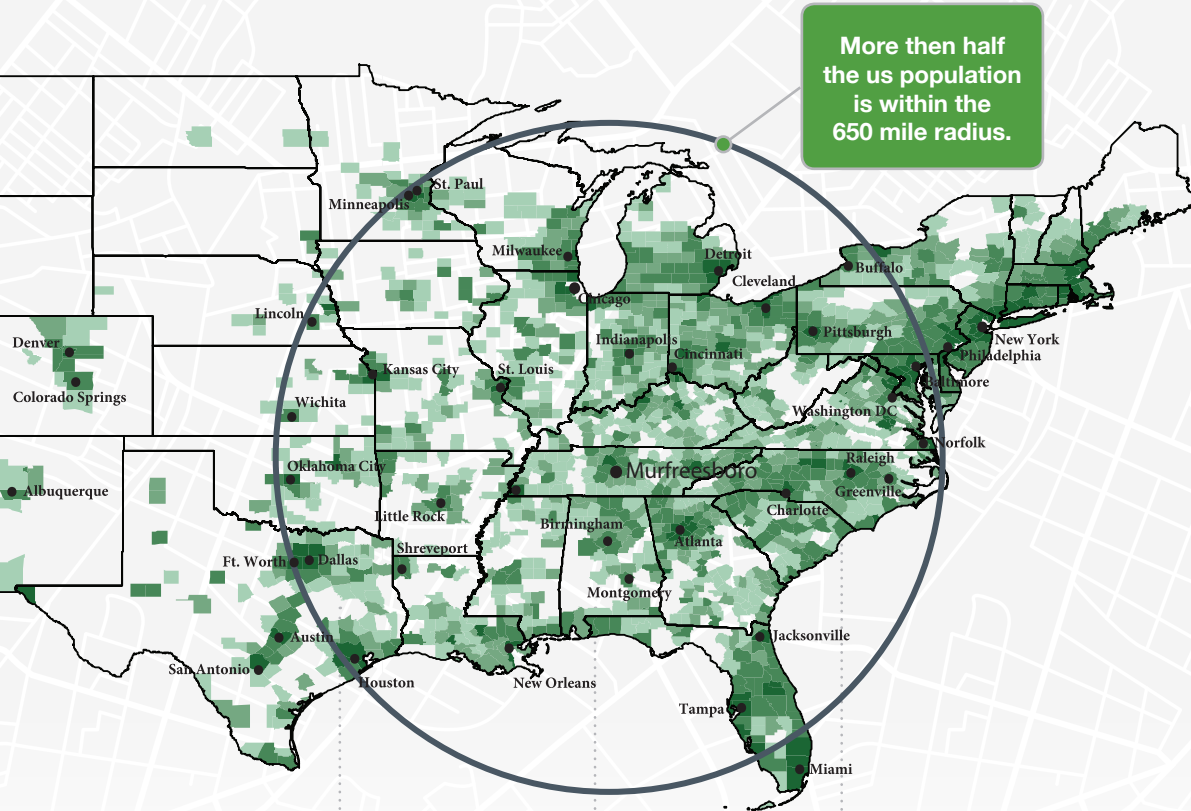


	1 Mile	3 Mile	5 Mile
Population			
2020 Total Population:	4,853	56,770	151,573
2025 Population:	5,628	64,172	170,739
Pop Growth 2020-2025:	15.97%	13.04%	12.64%
Average Age:	36.00	35.30	34.50
Households			
2020 Total Households:	1,759	22,176	57,237
HH Growth 2020-2025:	15.52%	12.70%	12.50%
Median Household Inc:	\$68,791	\$64,612	\$61,557
Avg Household Size:	2.70	2.50	2.60
2020 Avg HH Vehicles:	2.00	2.00	2.00
Housing			
Median Home Value:	\$216,609	\$229,815	\$250,596
Median Year Built:	2006	1999	1997

Rutherford County, TN Community Snapshot

rutherford
works

It's the people you need now. It's the people you will need tomorrow.



90.9

Cost of living index vs. National Average of 100

Source: 3rd Quarter 2018 ACCRA Cost of Living Index

6th

Best Real Estate Market in the Nation

Source: WalletHub 2018

8th

Fastest Growing Midsize City in the United States with 23 new residents per day

Source: WalletHub 2018

#1

Largest suburb in the Nashville MSA

NISSAN

8,500
Employees

INGRAM

1,807
Employees

State Farm™

1,650
Employees

amazon.com

1,621
Employees

Saint Thomas Health

1,285
Employees

asurion

1,250
Employees

verizon

1,068
Employees

General Mills
Making Food People Love

1,028
Employees

ADIENT

1,000
Employees

BRIDGESTONE

975
Employees

rutherford
works

Quality of Life

Quick Facts

Rutherford County

2019 Population: 330,409
 2024 Projection: 359,045
 2010 Census: 262,604
 Households: 121,021
 Avg. HH Income: \$82,882.00
 Med. HH Income: \$65,798.00

City of Murfreesboro

2019 Population: 142,056
 2024 Projection: 153,707
 2010 Census: 108,755
 Households: 54,190
 Avg. HH Income: \$81,115.00
 Med. HH Income: \$61,705.12

Town of Smyrna

2019 Population: 51,519
 2024 Projection: 56,223
 2010 Census: 39,974
 Households: 19,297
 Avg. HH Income: \$76,969.00
 Med. HH Income: \$62,608.00

City of La Vergne

2019 Population: 39,404
 2024 Projection: 42,933
 2010 Census: 32,588
 Households: 13,007
 Avg. HH Income: \$75,305.00
 Med. HH Income: \$63,378.57

City of Eagleville

2019 Population: 744
 2024 Projection: 811
 2010 Census: 604
 Households: 288
 Avg. HH Income: \$75,675.00
 Med. HH Income: \$57,618.53

Sources:
 2019 Claritas Estimate
 2010 Census Data

Laborforce Data
 June 2019

Top Rated Schools

- 5th Best High School in the US (Central Magnet School)
- 95% Graduation Rate
- 15 CTE Career Clusters
 - STEM
 - IT
 - Business
 - Advanced Manufacturing
- 24,813: Enrollment Between MTSU, Motlow State Community College, and TN College of Applied Technology



Low Cost of Living

No State or Local Tax on Wages, Salaries, or Estates



9.1% Lower Cost of Living than US Average

2018 Average Home Sale: \$276,000 (\$131/sq ft)



Healthcare Hub

2 Full-Service Hospitals

New Children's Hospital

Pediatric ER

Proximity to Nashville

- 3 Professional Sports Teams
- Live Music at the Ryman Auditorium, Grand Ole Opry, and Bluebird Cafe
- TN State Capitol



Recent Additions



207 New HQ Jobs
 \$10.3 Million Investment



95 New Jobs
 \$21.3 Million Investment



50 New Tech Jobs
 Relocation from Atlanta

Labor Force At-A-Glance

	Tennessee	Nashville MSA	County
Labor Force	3,391,624	1,044,120	185,555
Unemployment Rate	4.0%	3.2%	3.2%
Available Labor Pool	136,545	32,940	5,936