



Miller Lane @ I-24 Exit 89 - Murfreesboro

COMMERCIAL/INDUSTRIAL LOTS AVAILABLE



DETAILS:

- **Price: \$89,900 per acre**
- Sites from 5 Ac to 57 Ac (owner will divide)
- Zoned EAC – Employment & Activity Center
- Water, Sewer & Electric Available
- Immediate access to Exit 89 & I-24
- Visibility directly on I-24
- Traffic Count on I-24: Approx. 46,241

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THE PARKS GROUP
COMMERCIAL REAL ESTATE



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Rutherford County, TN Community Profile

Rutherford County in the News

90.9

Cost of Living Index vs.
National Average of 100

Source: 3rd Quarter 2018 ACCRA

Cost of
Living Index

6th

Murfreesboro Ranked 6th
Best Real Estate Market
in the Nation

Source: WalletHub 2018

8th

Murfreesboro Ranked
Fastest Growing Midsize
City in the United States

Source: WalletHub 2018

1,187

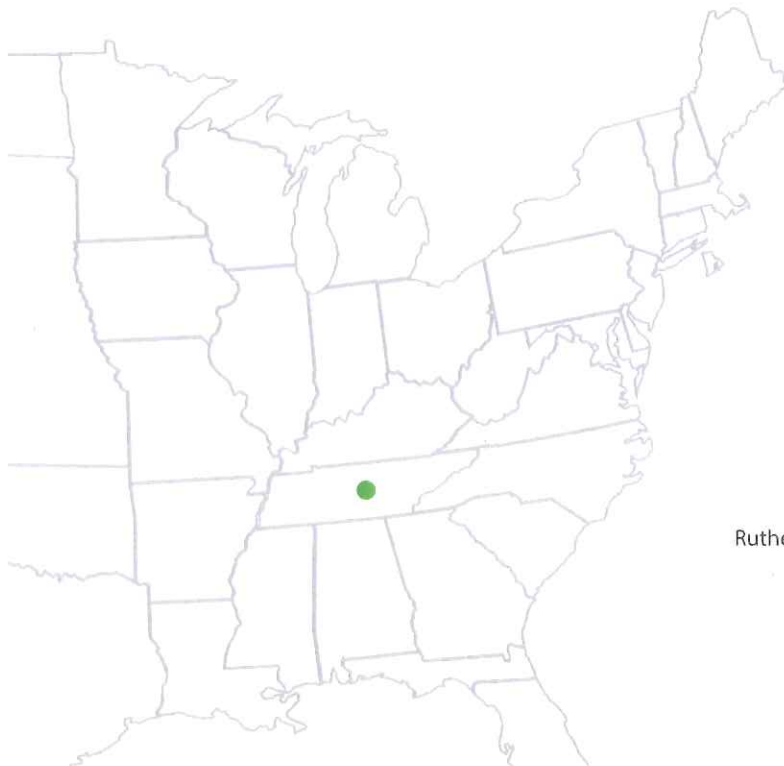
New Jobs were created
in 2018 and \$544 Million
in Capital Investments were
made from 14 relocations
and 17 existing company
expansions.

Destination Rutherford

Destination Rutherford is an economic development organization intended to serve all investors as a mechanism that pulls together the collective leadership of the Rutherford County public and private sectors in order to stimulate strategic economic growth.

Top 10 Private Sector Employers

Company	Employees
Nissan North America, Inc.	8,500
Ingram Content Group	1,807
State Farm Insurance Co.	1,650
Amazon Fulfillment Center	1,621
St. Thomas Rutherford Hospital	1,285
Asurion	1,250
Verizon Wireless	1,068
General Mills	1,028
Adient	1,000
Bridgestone Americas, Inc.	975



Rutherford County Chamber of Commerce
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rutherford
works

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 Projections: 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

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Updated March 28, 2019

Recent Announcements

The ICEE Company



Nationwide beverage company, The Icee Company announced plans to relocate its headquarters from California to La Vergne, TN creating 207 jobs and \$10.3 million in capital investment.

Cardinal Health, Inc.



Global healthcare and logistics company, Cardinal Health, Inc. plans to expand its presence in La Vergne by constructing a new facility, representing a \$21.3 million capital investment and the creation of 95 new jobs for Rutherford County.

i3 Verticals



i3 Verticals, a company that provides technology-enabled payment processing and software solutions, will open an operations center in a new class A office district in Murfreesboro. The move will create approximately 50 high-paying jobs for the community.

Education

Middle Tennessee State University
 Murfreesboro
 Fall 2018 Enrollment: 21,630

Motlow Community College
 Smyrna Campus
 Spring 2018 Enrollment: 2,469

TN College of Applied Technology
 Murfreesboro and Smyrna
 2018 Enrollment: 714

Rutherford County Schools
 2017-2018 Enrollment: 46,000

Murfreesboro City Schools
 2017-2018 Enrollment: 8,900

Rutherford County Private Schools
 Enrollment: 2,546

Rutherford Ranked

#3

MSA in the United States for
 Job Growth
 Source: May, 2018 Forbes

#4

In the State of Tennessee
 for Retail Sales
 Source: TN Dept. of
 Revenue

#9

In the State of Tennessee for Tourism
 Related Expenditures
 Source: U.S. Travel Association

2017 Total County Retail Sales
\$8 Billion
 Source: TN Dept. of Revenue

2017 Travel Related Expenditures
\$351 Million
 Source: U.S. Travel Association

Labor Force At-A-Glance

	Tennessee	Nashville MSA	County
Labor Force	3,266,700	1,055,990	178,770
Unemployment Rate	3.7%	2.7%	2.7%
Available Labor Pool	120,000	28,820	4,760

TN Dept. of Labor January 2019 Report