



Available

For Sale or Lease:

- Two retail structures of 12,794 SF, each in shell condition, to support various unit sizes and applications
- 1.33 AC outparcel for sale, ground lease or BTS
- Conveniently positioned at the only signalized intersection on Vietnam Veterans Boulevard (43,033 VPD) between Gallatin and Nashville
- Prominent visibility and pylon signage
- 124 parking spaces
- All infrastructure has been completed, including turn lanes, construction of a new street (Beatty Boulevard), public water, electrical, natural gas, wastewater, and stormwater facilities to service the entire development
- Area retailers: Chick Fil A, MAPCO, Aspen Dental, Regions Bank, Buffalo Wild Wings, Starbucks, Publix, AutoZone, AT&T, Walmart, Lowe's

Shoppes at Hunter Pointe
1019 Beatty Blvd
Gallatin, TN 37066

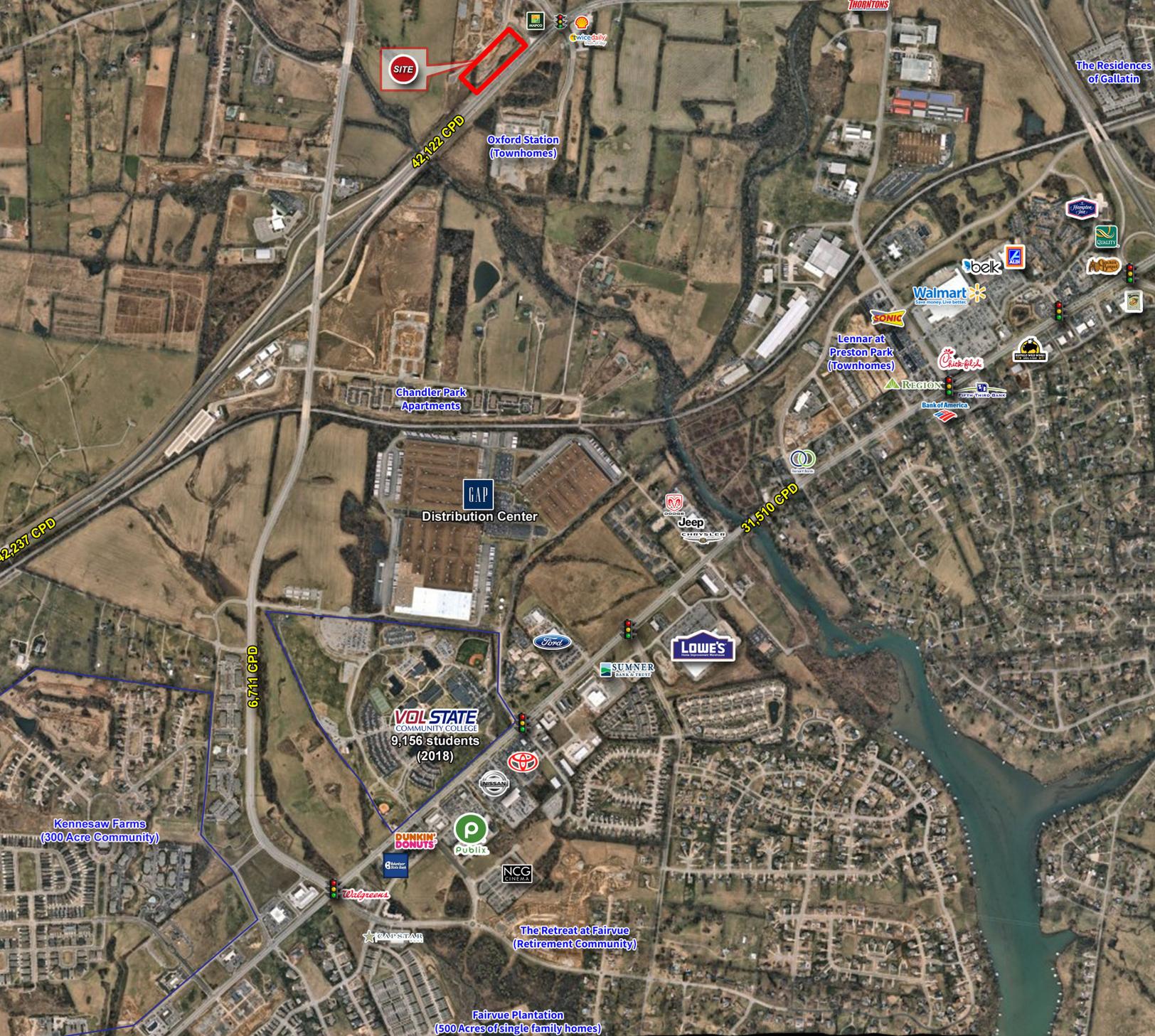
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1 Mile



3,214

2021 Estimated Population



2,813

Estimated Daytime Population



\$82,537

Median Household Income

3 Miles



30,220

2021 Estimated Population



29,315

Estimated Daytime Population



\$60,328

Median Household Income

5 Miles



57,212

2021 Estimated Population



53,676

Estimated Daytime Population



\$66,538

Median Household Income



Tenant	SF
Premier Childcare	6,000
Available	3,799
SynergyVet	2,800
Available	3,030
My Kids Dentist	2,459
Noire The Nail Bar	2,417
Available	4,885

