

LYNNWOOD PLACE

JACKSON, TN



SIZE

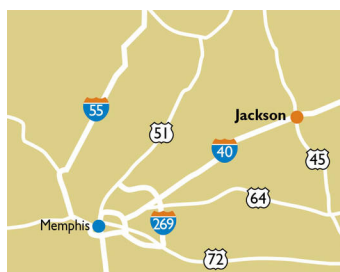
96,613 square feet

DEMOGRAPHICS

	1 mile	3 mile	5 mile
Population	5,789	41,598	67,867
Households	2,438	16,551	27,055
Median HH Income (\$)	48,368	45,568	50,753

MAJOR TENANT(S)

Kroger
CATO



LOCATION

941 North Parkway | Jackson, TN 38305

PROPERTY HIGHLIGHTS

- Anchored by Kroger and includes a fuel station
- Additional stores include CATO, Domino's and more
- Located in Jackson, Tennessee with a population exceeding 41,500 in a three-mile radius
- The center is located at the intersection of North Parkway and South Highland Avenue which benefits from over 30,300 vehicles per day

LEASING CONTACT

Andy Schneider
Mobile (513) 417-4369
aschneider@phillipsedison.com

Kenneth Groh
Mobile (513) 344-4606
kgroh@phillipsedison.com

MORE INFO

www.phillipsedison.com



PHILLIPS EDISON & COMPANY®

SPACE	TENANT	SQ. FT.
Shad I	Lynnwood Wine and Spirits	
010	Dragon City	2,800 SF
020	Charter Media and Charter Communications	7,500 SF
040	CATO	4,000 SF
060	AVAILABLE	1,600 SF
070	COMING AVAILABLE	1,600 SF
070B	Paul's Kitchen BBQ & Beyond	1,600 SF
080	Domino's Pizza	1,600 SF
090	Kroger	49,296 SF
100	In His Image	1,400 SF
110	Jackson's Smoke Shop	1,400 SF
120	AVAILABLE	1,400 SF
130	Metro by T-Mobile	1,250 SF
135	Total Wireless	1,193 SF
140	Avalon Nail Spa	2,019 SF
150	American Wings	2,520 SF
160	Advance America	1,260 SF
170	Brolashis by Rima	1,260 SF
180	AVAILABLE	12,915 SF
TOTAL SQ. FT.		96,613

SITE LEGEND	
 Available	 Occupied
 Leased (not occupied)	 Owned by Others
 Site Boundary	



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941 North Parkway | Jackson, TN 38305



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Demographic Summary Report

1990 - 2000 Census, 2023 Estimates & 2028 Projections

Calculated using TAS Retrieval Retrieval

Apr 17, 2024



Latitude: 35.650919

Longitude: -88.82872

Lynnwood Place Jackson, TN		1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
Population	Q4 2023 Estimated Population	5,789	41,598	67,867
	2028 Projected Population	5,858	42,145	68,845
	2010 Census Population	6,017	41,995	66,945
	2000 Census Population	5,499	42,013	63,700
	1990 Census Population	4,974	37,552	53,642
	Historical Annual Growth 1990 to 2000	1.01%	1.13%	1.73%
	Historical Annual Growth 2000 to 2010	0.90%	0.00%	0.50%
	Estimated Annual Growth 2010 to 2023	-0.28%	-0.07%	0.10%
	Projected Annual Growth 2023 to 2028	0.24%	0.26%	0.29%
	Median Age	38.8	36.4	37.4
Households	Q4 2023 Estimated Households	2,438	16,551	27,055
	2028 Projected Households	2,466	16,794	27,462
	2010 Census Households	2,348	16,078	25,825
	2000 Census Households	2,344	16,510	24,755
	1990 Census Households	2,190	14,985	20,707
	Historical Annual Growth 1990 to 2000	0.68%	0.97%	1.80%
	Historical Annual Growth 2000 to 2010	0.02%	-0.26%	0.42%
	Estimated Annual Growth 2010 to 2023	0.27%	0.21%	0.34%
	Projected Annual Growth 2023 to 2028	0.23%	0.29%	0.30%
	Population per Household	2.36	2.30	2.35
Population by Race	White	38.0%	38.3%	44.6%
	Black or African American	52.4%	53.2%	45.7%
	Asian & Pacific Islander	1.7%	0.9%	1.3%
	Other Races	2.9%	3.4%	3.4%
	Hispanic Population	5.0%	4.2%	5.0%
Income	Average Household Income	\$69,142	\$63,860	\$69,826
	Median Household Income	\$48,368	\$45,568	\$50,753
	Per Capita Income	\$29,347	\$26,960	\$29,012
Education (Age 25+)	Elementary	3.7%	4.2%	3.4%
	Some High School	6.9%	9.0%	7.9%
	High School Graduate	32.3%	36.0%	33.2%
	Some College	24.2%	21.7%	22.6%
	Associates Degree Only	3.0%	5.0%	6.3%
	Bachelors Degree Only	17.4%	15.1%	15.9%
	Graduate Degree	12.5%	9.0%	10.6%
Business	Number of Businesses	342	1,846	2,324
	Total Number of Employees	6,524	33,149	41,385
	Employees per Business	19.08	17.96	17.81
	Residential Population per Business	16.93	22.54	29.20

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