



# DOWNTOWN SPACE AVAILABLE

Ripley, Mississippi 38663



## AVAILABLE SITES

- Location A:** ±2,200 SF + 2,300 SF Lot
- Location B:** ±2,500 SF
- Location C:** ±1,000 SF
- Location D:** 6,384 SF
- Location E:** ±9,000 SF
- Location F:** ±.3 acres

## RATES | NNN & PRICE

Available upon request

## TRAFFIC COUNTS

Jefferson St - 660 AADT  
 Walnut St - 3,200 AADT  
 Mississippi Highway 15 - 14,000 AADT  
 Source: MDOT 2016

## PROPERTY INFORMATION

- Numerous tenant spaces available in downtown Ripley including an existing restaurant and buildable lots
- Close proximity to many national retailers along busy Highway 15, a main travel corridor connecting I-22 and Highway 72

## DEMOGRAPHICS (based on 2018 data)

Variable	Community Population	RTA
2018 Population	5,100	30,245
Average HH Income	\$57,743	\$54,536
Median Age	38.97	39.95

\* RTA – Retail Trade Area; the geographic area from which retailers derive approximately 80-85% of their business.

## CONTACT

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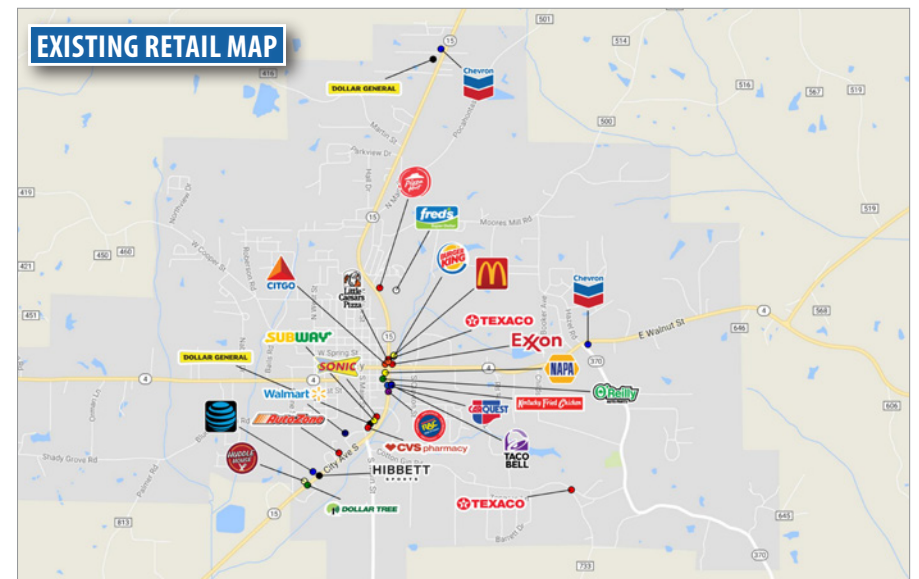
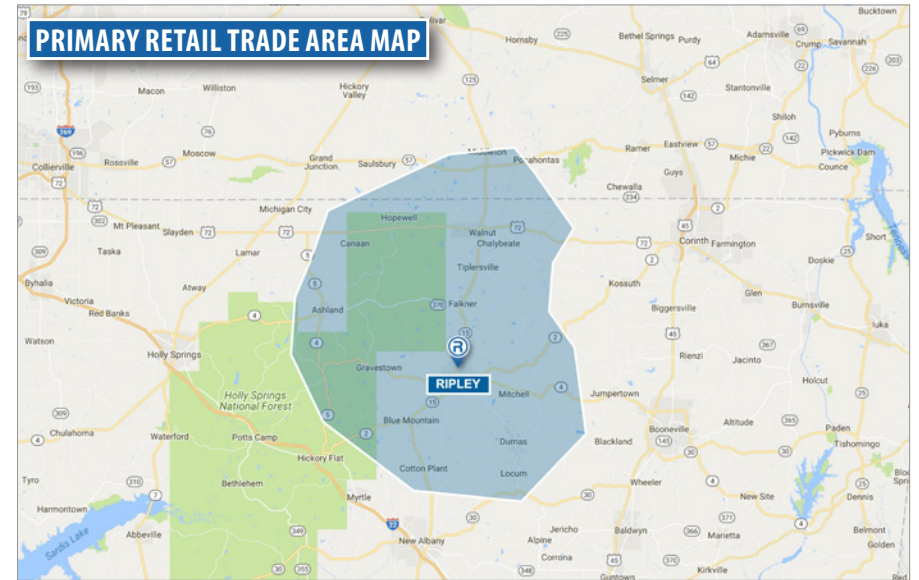
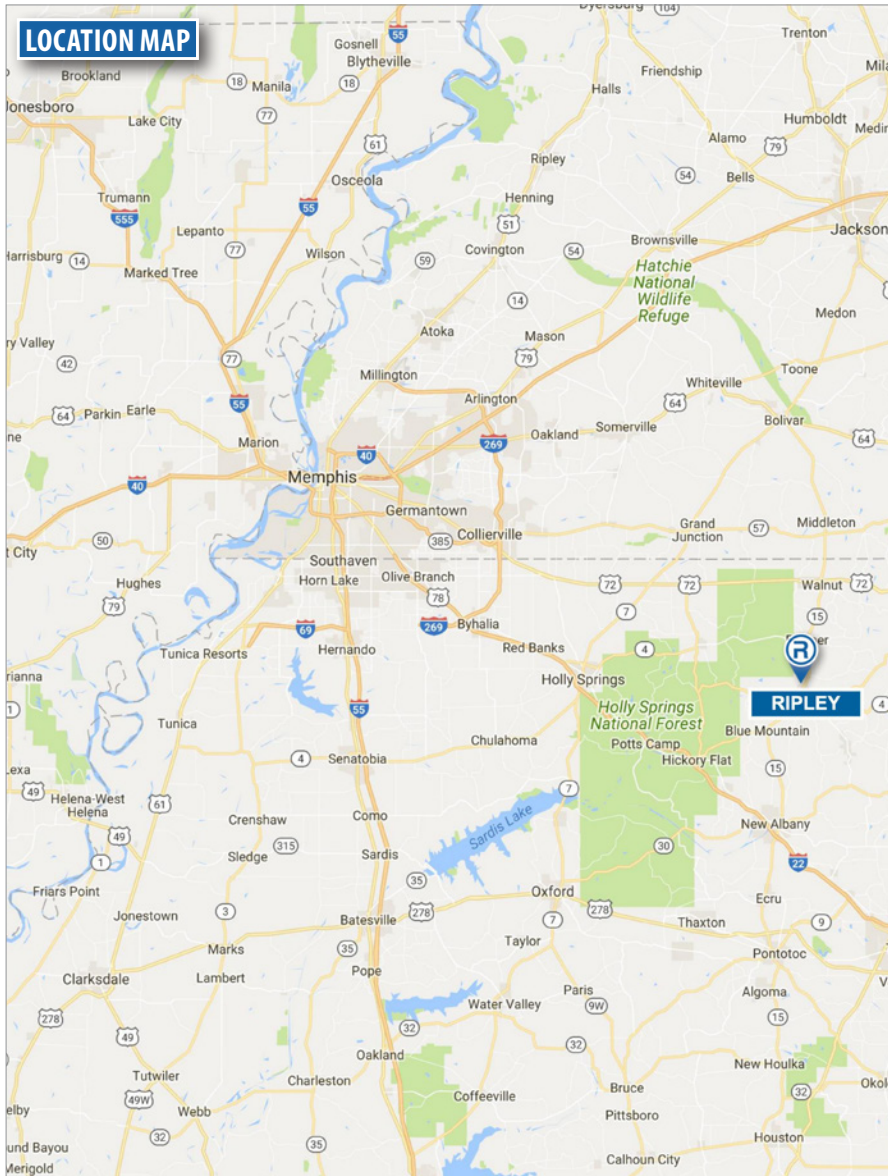
 **TheRetailCoach**® P.O. Box 7272 | Tupelo, MS 38802 | 800.851.0962 | [www.theretailcoach.net](http://www.theretailcoach.net)

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