



REDEVELOPMENT OPPORTUNITY AVAILABLE | 1.31 ACRES

SWQ of Mississippi Highway 15 and Walnut Street | Ripley, Mississippi 38663

AVAILABLE SITE

1.31 Acres

RATES | NNN & PRICE

Available Upon Request

TRAFFIC COUNTS

Mississippi Highway 15 - 14,000 AADT

E Walnut St - 3,200 AADT

Source: MDOT 2016

PROPERTY INFORMATION

- Located at “Main and Main” along highly trafficked Highway 15, a main travel corridor connecting I-22 and Highway 72
- Close proximity to downtown Ripley
- Area retail includes Walmart, CVS, Food Giant, Sonic, McDonald’s, Burger King, Little Caesar’s, Taco Bell, and KFC
- Serves a consumer market of approximately 30,000

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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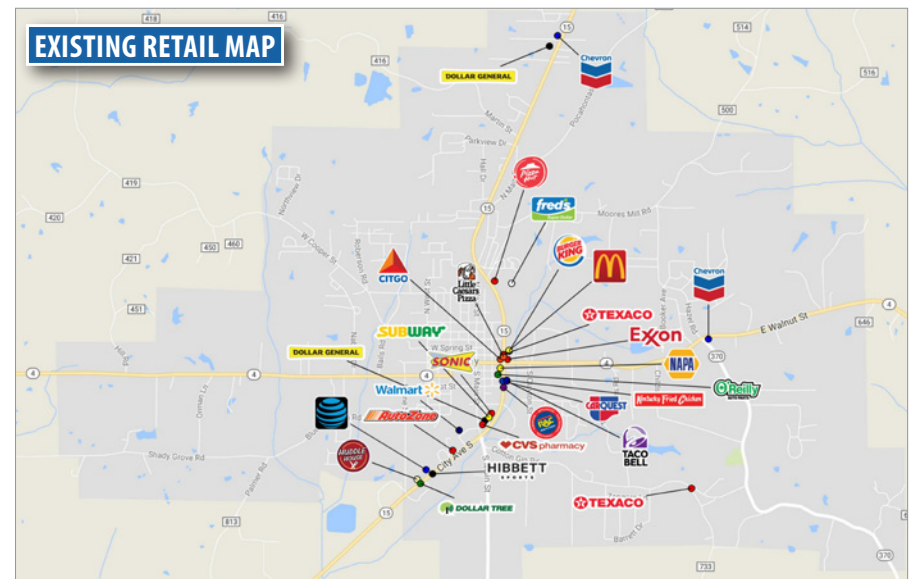
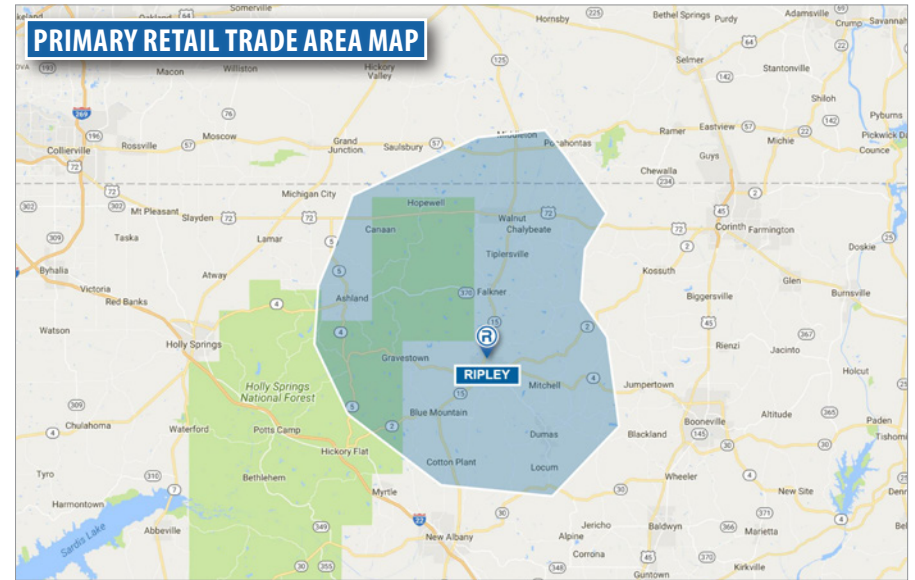
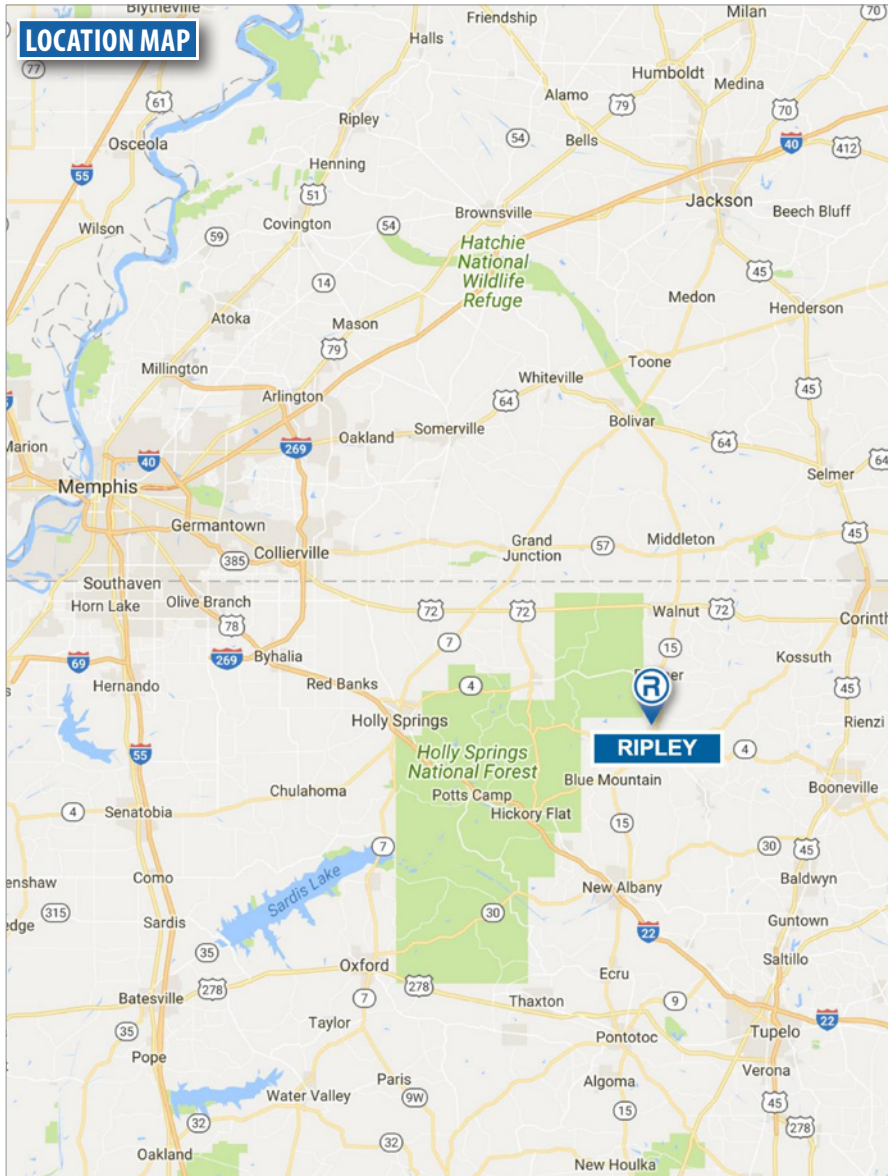
 **TheRetailCoach**® P.O. Box 7272 | Tupelo, MS 38802 | 800.851.0962 | www.theretailcoach.net


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