# DIXIE PLAZA I LEASE SPACE AVAILABLE I 26,000 SF

1800 S Frontage Rd I Vicksburg, Mississippi 39180




## SPACE AVAILABLE

26,000 SF

## TRAFFIC COUNTS

US-61 - 44.7k AADT

*Source: SitesUSA 2026*

## PROPERTY INFORMATION

- 22,600 SF of lease space avaiable
- Vicksburg's most visibile retail center
- Close proximity to national retailers and restaurants

## DEMOGRAPHICS (based on 2026 data)

| Variable | Community Population | RTA |
|---|---|---|
| 2026 Population | 20,164 | 67,339 |
| Average HH Income | $79,821 | $88,479 |
| Median Age | 40.00 | 40.46 |

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

## CONTACT

Kyle Cofer, Vice President
The Retail Coach, LLC
kylecofer@theretailcoach.net
662.319.7144

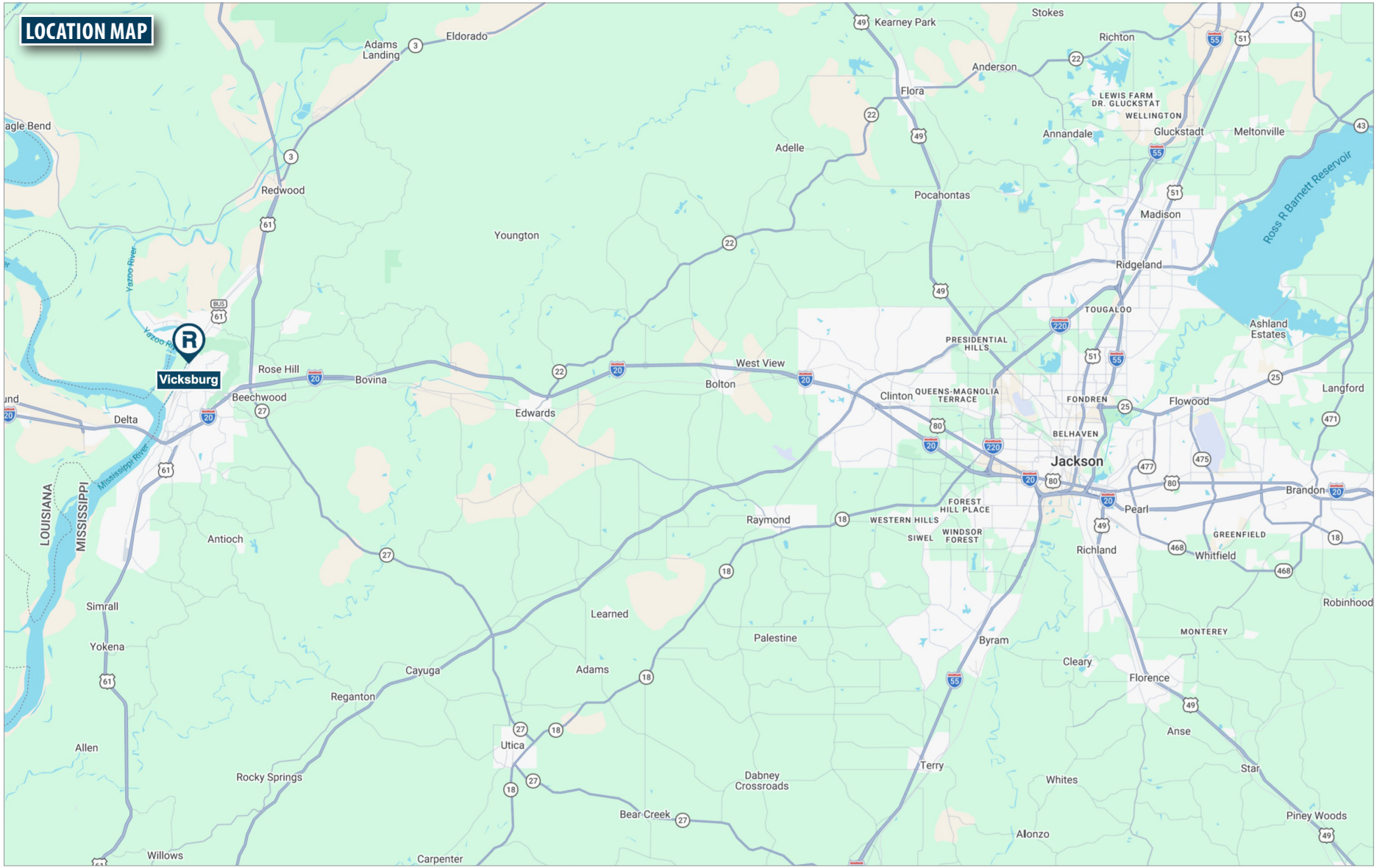
Willis Thompson, Mayor
City of Vicksburg
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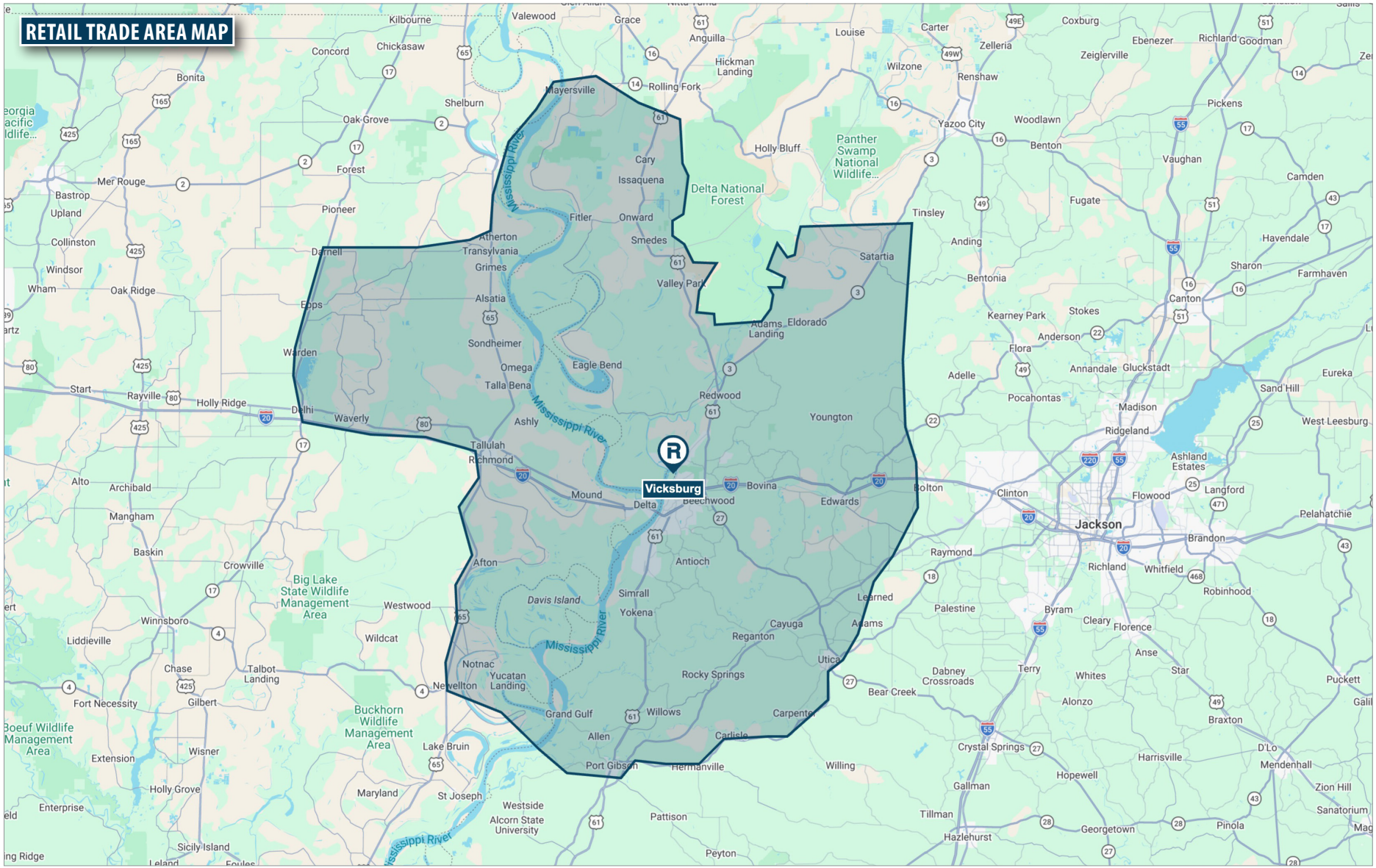



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