

HOPKINSVILLE TOWNE CENTER

4875 Fort Campbell Blvd., Hopkinsville, KY 42240

EXECUTIVE SUMMARY



LOCATION OVERVIEW

Space available from 1,472 - 4,633 SF in Hopkinsville Towne Center, a prime retail location on Fort Campbell Blvd, just south of US 68 Bypass and 10 miles north of Ft. Campbell Military Base, home to over 83,000 active soldiers and family. The strip center was developed in 2017 and features co-tenants: Panera, GNC, and Sally Beauty Supply.



PROPERTY HIGHLIGHTS

- Space available from 1,472 - 4,633 SF
- The Bruce Convention Center and newly developed Planters Bank-Jennie Stuart Health Sportsplex Hopkinsville just 1.6 miles North
- 10 Miles North of Ft. Campbell Military Reserve, home to over 83,000 active soldiers and family members
- Anchor Tenants: Hobby Lobby, TJMaxx, Burkes, Ross dress for Less
- Co-Tenants: Maurices, Rack Room Shoes, Hibbett Sports, Panera Bread
- Area Retailers: Wal-Mart Supercenter, Tractor Supply, Lowe's, JCPenney, Peebles, Office Max
- Traffic Count: Fort Campbell Blvd: 22,200 adt

DEMOGRAPHICS

	3 MILES	5 MILES	10 MILES
Population	11,968	33,828	50,296
Households	5,016	13,697	19,322
Avg HH Income (\$)	68,172	60,573	62,188

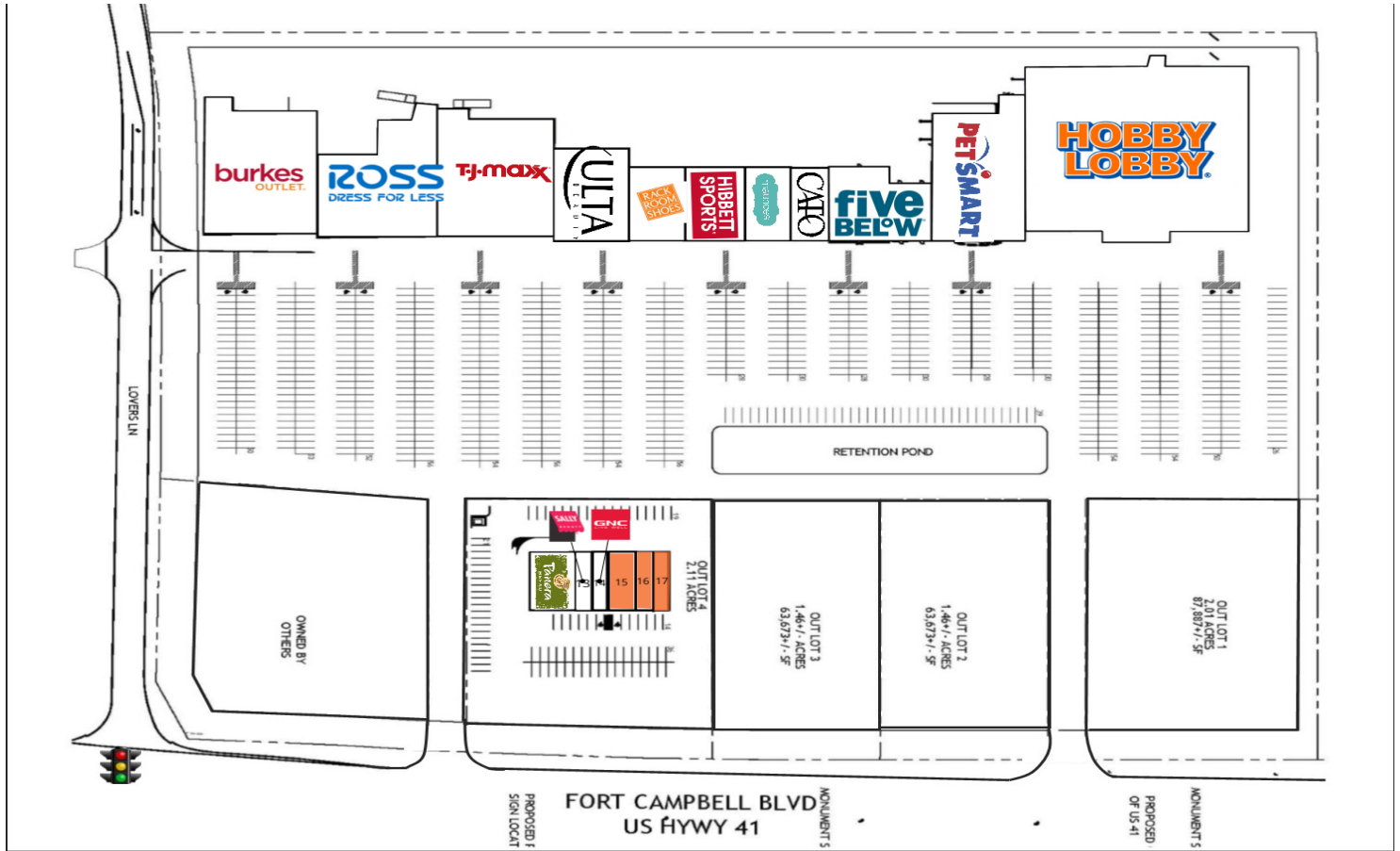
EXCLUSIVE AGENT(S)

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SITE PLAN



TENANT NAME	SPACE SIZE	TENANT NAME	SPACE SIZE
Burke's Outlet	20,000 SF	PetSmart	17,619 SF
Ross Dress for Less	18,000 SF	Hobby Lobby	55,000 SF
TJ Maxx	20,000 SF	Panera Bread	4,099 SF
Ulta	10,000 SF	Sally Beauty	1,669 SF
Rack Room Shoes	6,000 SF	GNC	1,508 SF
Hibbett Sports	6,510 SF	Available	1,637 SF
Maurice's	5,000 SF	Available	1,472 SF
Cato	4,000 SF	Available	1,524 SF
Five Below	10,100 SF		

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