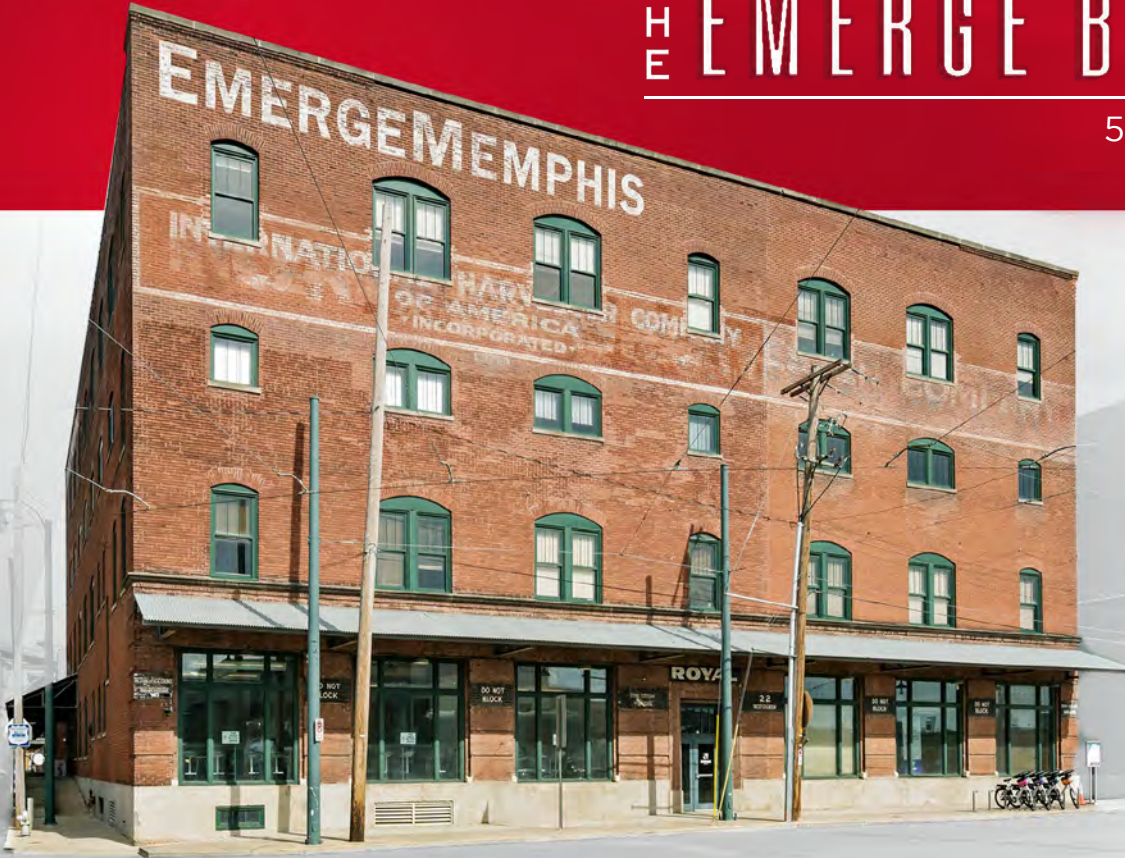


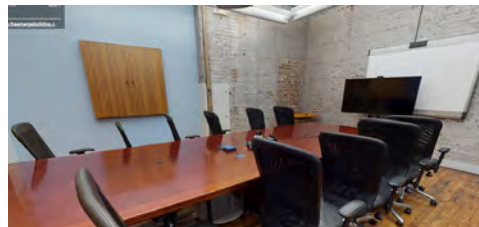
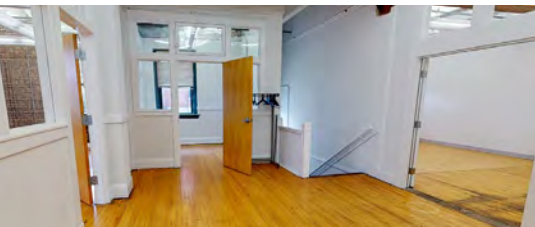
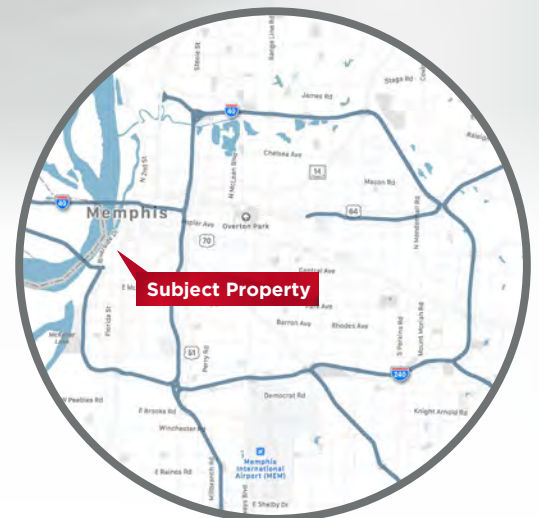
516 Tennessee Street
Memphis, TN 38103



Retail/Office Space For Lease Up to 15,000 SF contiguous

Property Highlights

- Full floor as well as a variety of smaller spaces available
- Attached parking in the building garage
- Rooftop deck available with views of the Mississippi River and downtown
- Secured building access via key card + code
- Tenant-controlled HVAC
- Historic warehouse renovated into modern office space
- Common area conference room and event rooms available
- Printing and wifi connections available



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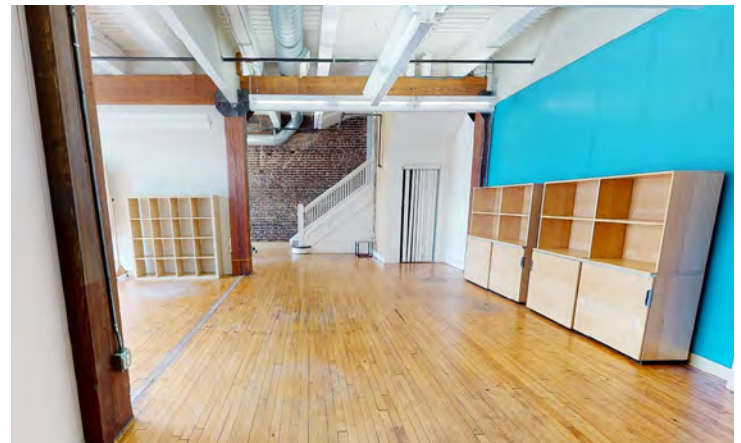
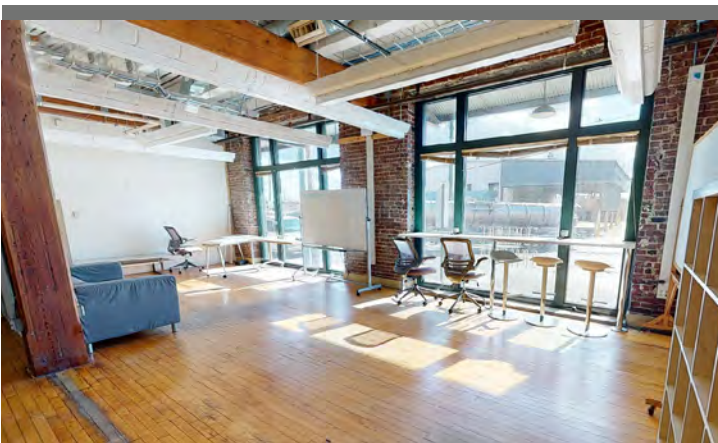
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FULL FLOOR AVAILABLE FOR LEASE

THE EMERGE BUILDING

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Memphis, TN 38103



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DOWNTOWN MEMPHIS STATS



34

projects under construction



28

projects in planning phase



19

projects recently completed



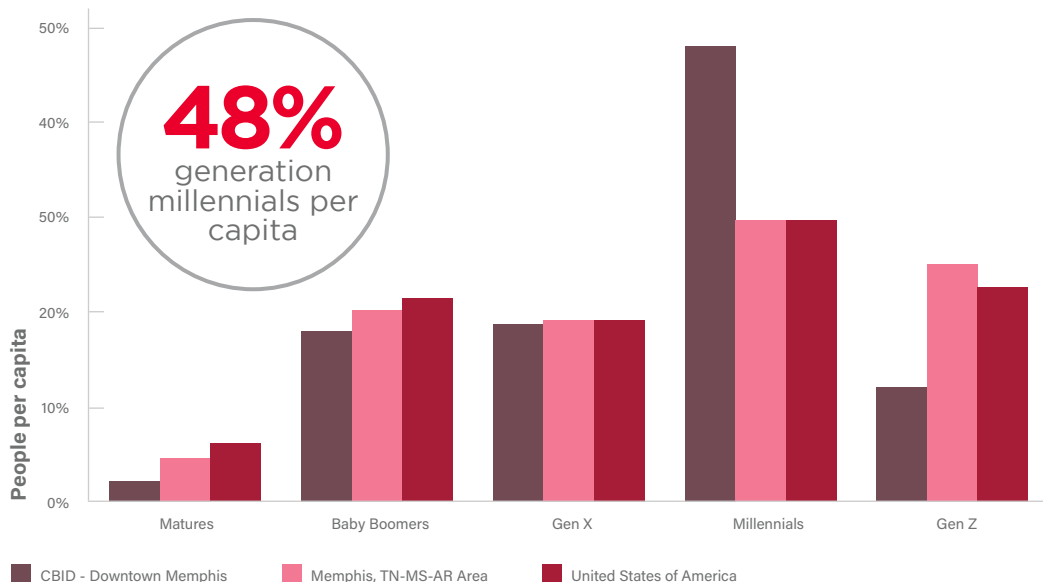
88k

downtown daytime population



26k

downtown residents



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DOWNTOWN MEMPHIS AMENITIES MAP



BEALE STREET ENTERTAINMENT DISTRICT

A Schwab's
Beale Street Tap Room
Blues City Cafe
Twelve Bar
Coyote Ugly
Rum Boogie Cafe
The Pig on Beale
Itta Bena Restaurant
Miss Polly's

Wet Willie's
Dyer's Burgers
King's Palace Cafe
Jerry Lee Lewis's
New Daisy Theatre
Blue Note Cafe
People's Pool Hall
Jerry Lawler's Hall of
Fame Bar & Grille



NORTH MAIN STREET RESTAURANT DISTRICT

117 Prime
Cafe Keough
Felicia Suzanne's
McEwens
Kooky Canuck
Automatic Slims
Little Tea Shop
Mesquite Chop House
Local Gastropub
Belle Bistro

Bangkok Alley
Aldo's Pizza
DeJavu
Bluefin
The Majestic Grille
Lenny's Subs
Oshi Burger Bar
Tamp & Tap
Blind Bear



SOUTH MAIN STREET RESTAURANT DISTRICT

Loflin Yard
Rizzo's Diner
South Main Sushi & Grill
Earnestine's & Hazel's
Bluff City Coffee & Bakery
The Arcade
Cheesecake Corner
Carolina Watershed

The Vault
The Blue Monkey
Central Station
Prima's Bakery & Boutique
Ghost River Brewery
Puck Food Hall
Grecian Gourmet Taverna



FOOD TRUCK DESTINATION

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