

White House Shops - Publix Anchored Retail Space For Lease PLUS Outparcel & Future Development Pad Available for Build-to-Suit or Ground Lease

Raymond Hirsch Pkwy and TN Hwy 76
White House, TN 37188 (Nashville MSA)



Publix

Noir results
THE UPS STORE THE NAIL BAR

Simmons Bank

TERYAN
MISO BOWL

Outparcel
0.50 ac

WHIT'S
FRESH COUNTRY

DOLLAR TREE

LONGHORN
STEAKHOUSE
COMING SOON

O'Reilly
AUTO PARTS

ACE
Hardware

Colliers

SEMBLER

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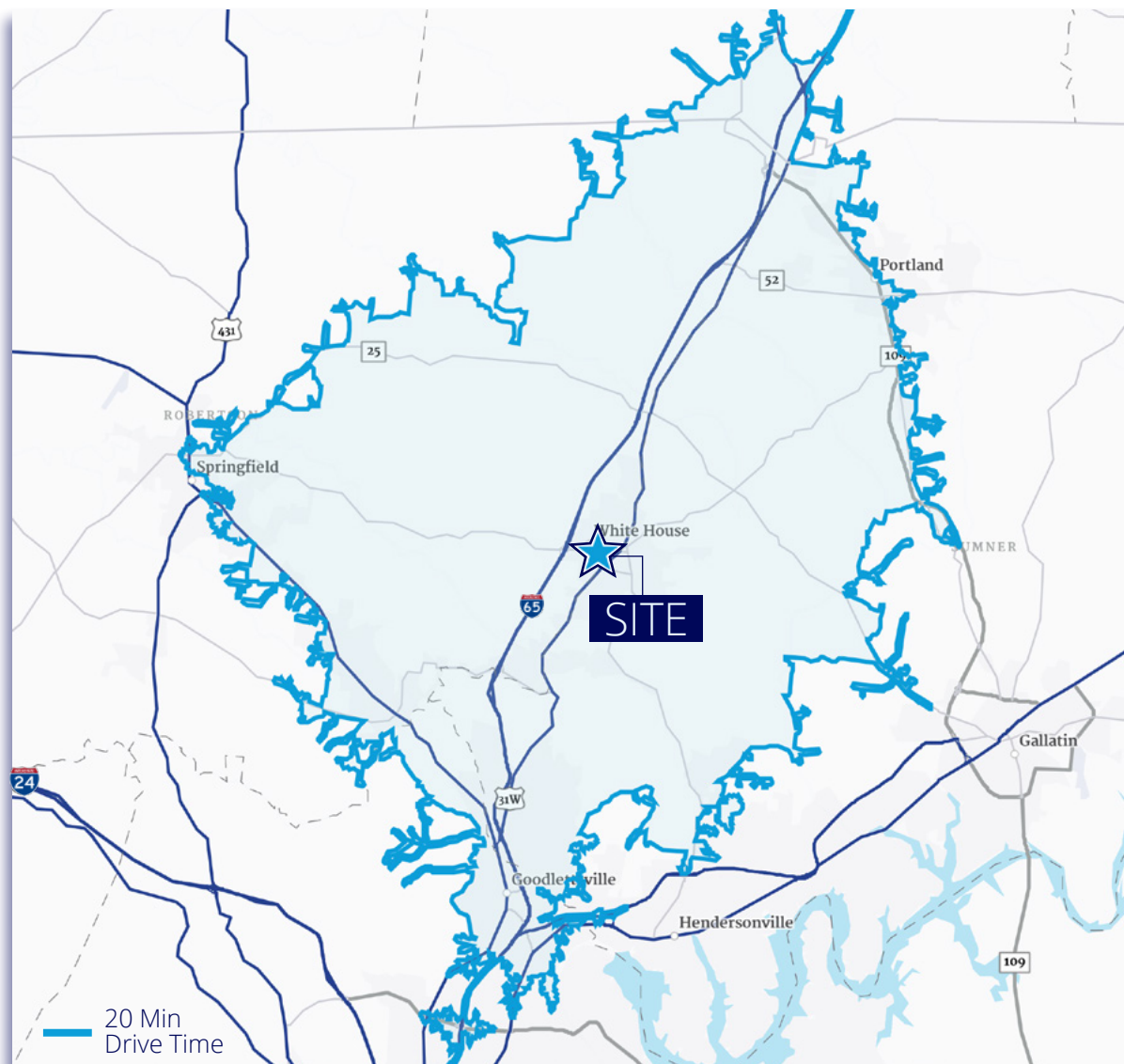
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Site Highlights

- Brand new Publix anchored shopping center located in White House offering retail suites ranging in size from 1,000 - 2,600 SF
- Attractive national tenant mix at White House Shops to include LongHorn Steakhouse, Teriyaki Madness, WingStop, Whit's Frozen Custard, UPS, and Results Physical Therapy
- Outparcel opportunity available 0.50 acres
- Signalized intersection at Raymond Hirsch Parkway and Hwy 76 with traffic counts in excess of 21,713 VPD (Hwy 76) and signalized access into project off Raymond Hirsch Parkway
- Surrounding retailers and businesses include Kroger, Ace Hardware, Walgreens, Dollar Tree, Dollar General, Tractor Supply, Walmart, and McDonald's, Christian Brothers Automotive, and TriStar ER
- Strong average household income over \$116K
- Robust residential growth in the area with 28 active single & multi-family developments showing an expected 3,400 units proposed or under construction
- Grease traps available on-site for food and restaurant tenants



Contact Agent For Pricing.





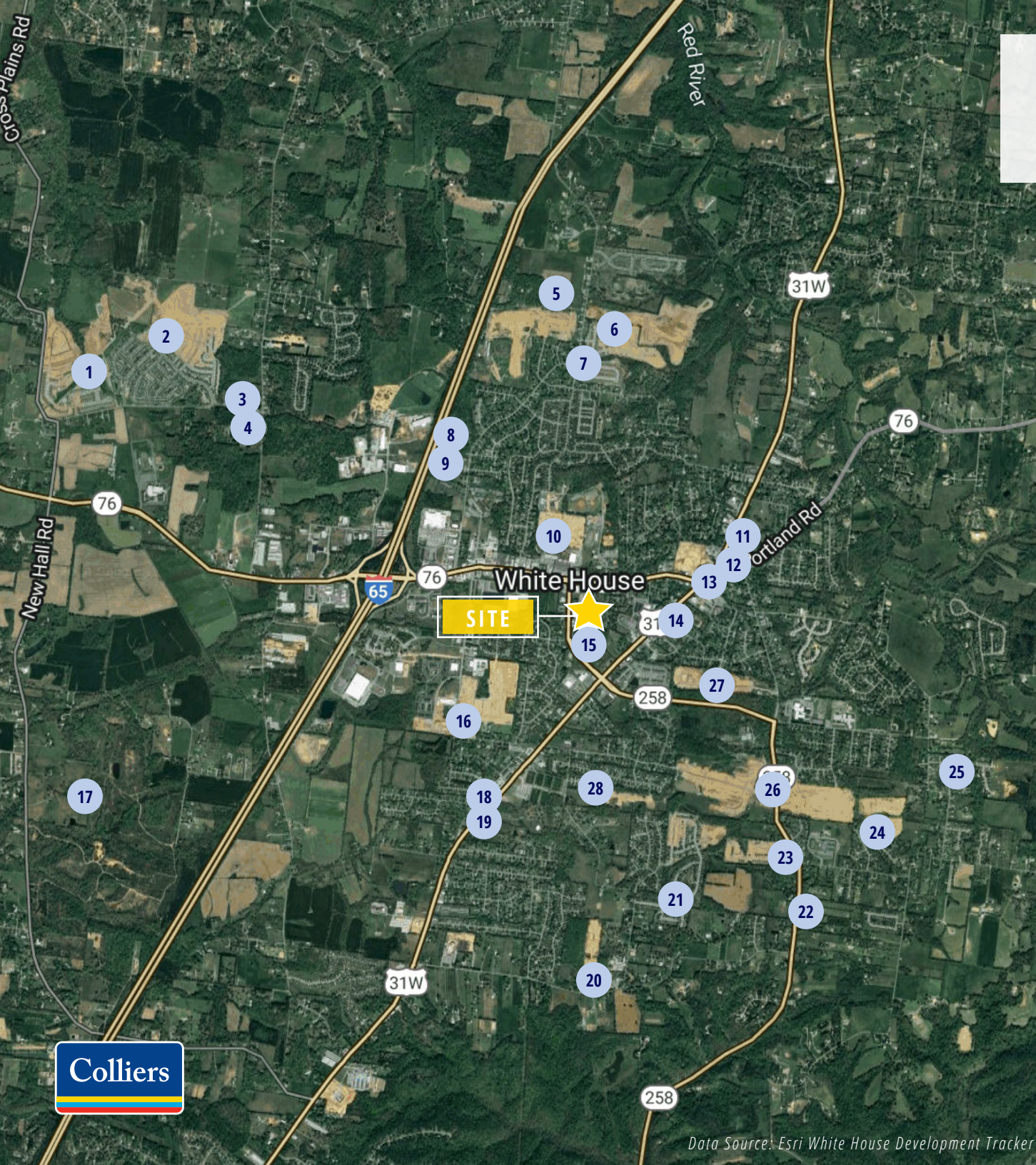
Market Aerial



DEMOGRAPHICS 2026

	1 MILE	3 MILES	5 MILES
Est. Population	6,708	20,345	31,391
Est. Households	2,702	7,919	12,071
Avg. HH Income	\$128,802	\$129,697	\$126,188

Residential Development



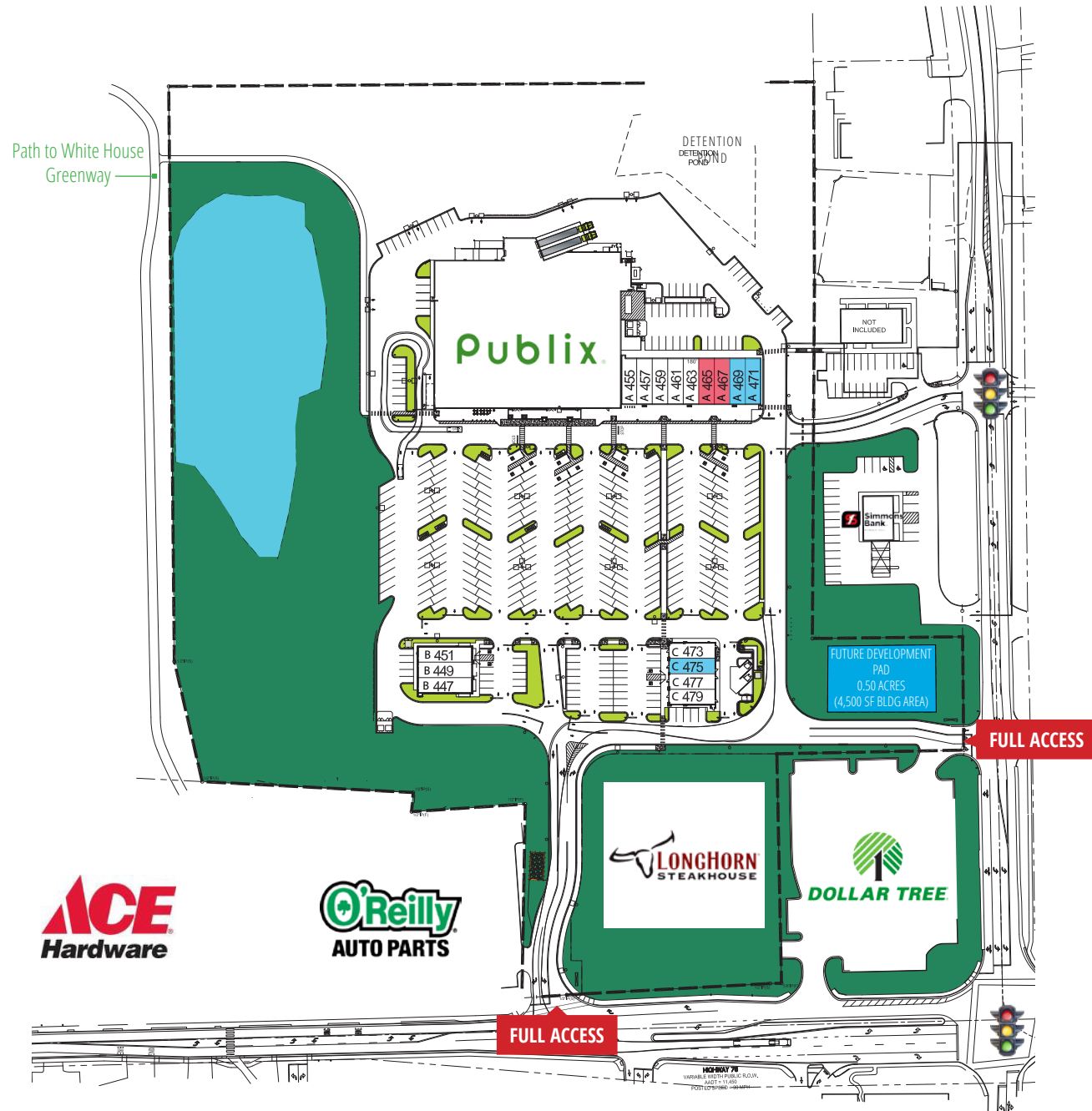
DEVELOPMENT

		TOTAL # UNITS	# COMPLETED
1	Legacy Farms	343	186
2	The Parks	705	495
3	Pinson Point Townhomes	45	0
4	Villas at Pinson Lane	20	0
5	Jackson Farms	446	0
6	Calista Farms	308	0
7	Fields at Oakwood	234	119
8	Frey Branch Cottages	30	0
9	Brookside Villages	39	22
10	Highland Park	330	0
11	Drew Christenson Project	12	0
12	The Mill At White House	55	0
13	White House Town Center	31	0
14	Square One Construction	156	0
15	Ramond Hirsch PUD	31	0
16	Sage Road Residential	243	42
17	Burris Ridge	653	0
18	Creekside at Deer Crossing	88	48
19	Beechrove Townhomes	113	0
20	Marlin Pointe	41	0
21	Summerlin	299	262
22	Stone Crossing	10	6
23	Willow Grove	89	88
24	Springbrook	114	32
25	Bridle Creek	145	0
26	Willow Springs	446	34
27	Copes Crossing	103	63
28	Cambria	151	81

Data Source: Esri White House Development Tracker

Site Plan

SUITE	TENANT	SF
AO	Publix	48,387
A455, A457, A459	Noire Nail Bar	3,600
A461	UPS	1,200
A463	Results Physiotherapy	1,200
A465/A467	PENDING	2,200
A469	AVAILABLE	1,400
A471	AVAILABLE	1,200
B451	Whit's Frozen Custard	1,400
B449, B447	East Nashville Dentistry	2,800
C473	Teriyaki Madness	1,400
C475	AVAILABLE	1,000
C477	Miso Bowl	1,000
C479	WingStop	1,400
OUTPARCEL 1	Longhorn Steakhouse	1.78 AC
FUTURE DEVELOPMENT TRAC	AVAILABLE	0.50 AC



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COMING SOON

TriStar
Hendersonville
MEDICAL CENTER

THE LEARNING
EXPERIENCE

Casey's

McDonald's

Simmons
Bank

VIP Children's Clinics

Speedway

THE FARMERS BANK

DOLLAR TREE

LONGHORN
STEAKHOUSE

Walgreens

O'Reilly
AUTO PARTS

ACE
Hardware

CONTACT US.

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