

FOR LEASE



*Multi-Tenant Office Building
Steps from Hernando Square!*

165 WEST SOUTH STREET • HERNANDO, MS 38632

SUMMARY

Building Size: 10,568 +/- SF

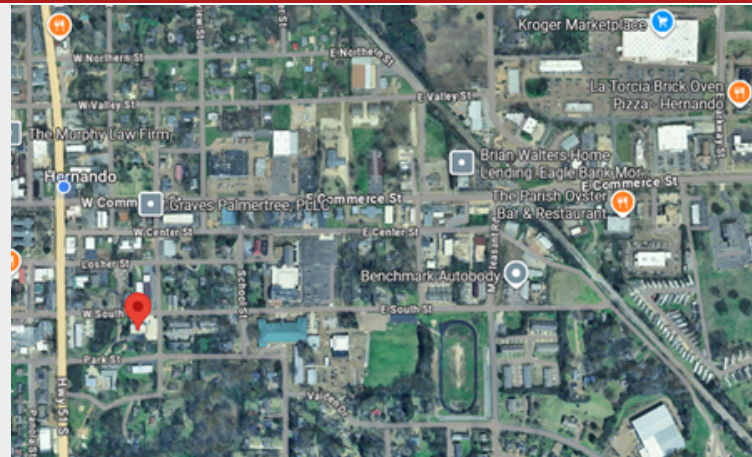
Lot Size: 0.64 +/- AC

Renovated: 2016

Year Built: 1978

Lease Term: 3-5 Years

Zoning: Office



RHODES THOMPSON

Commercial Agent

(662) 892-4000

rhodesthompson@outlook.com

Mississippi

(901) 286-6200 - Main Office

(901) 833-8000 - Cell

Suite

Monthly Rate

Size

Type

101

\$1,300.00

587 +/- SF

Full Service

103

\$1,400.00

546 +/- SF

Full Service

Utilities included!

PROPERTY DESCRIPTION

Two suites are available for lease at 165 W South Street, offering a rare opportunity to secure space in one of Hernando's most desirable and fastest growing commercial corridors. Located just off Commerce Street and minutes from the I-55 interchange, the property provides exceptional accessibility, strong visibility, and immediate proximity to Hernando's core business, civic, and residential activity.

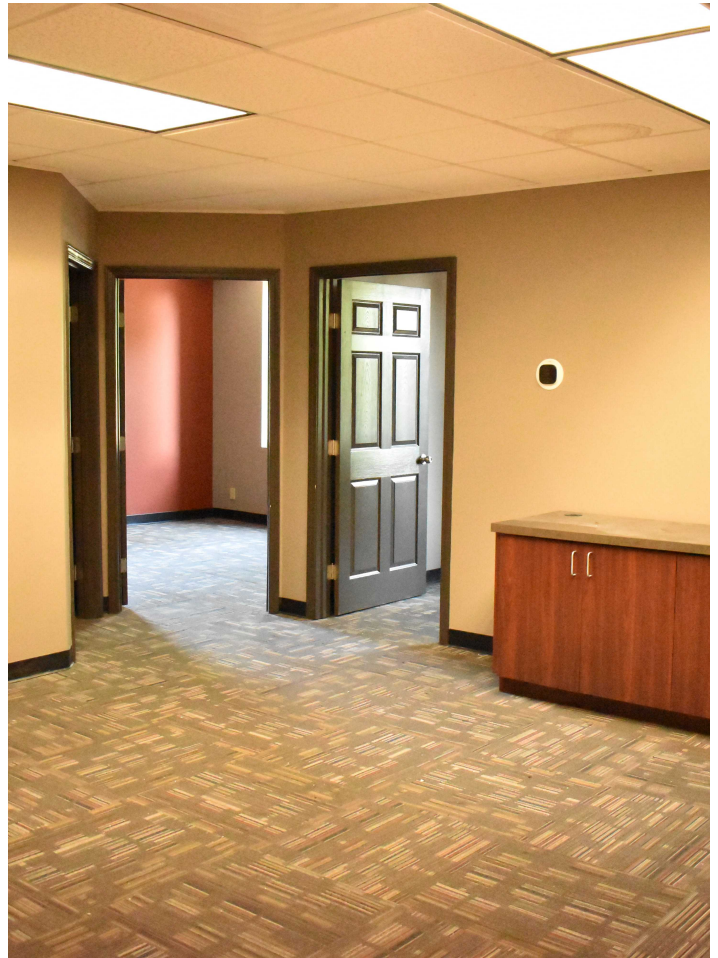
LOCATION DESCRIPTION

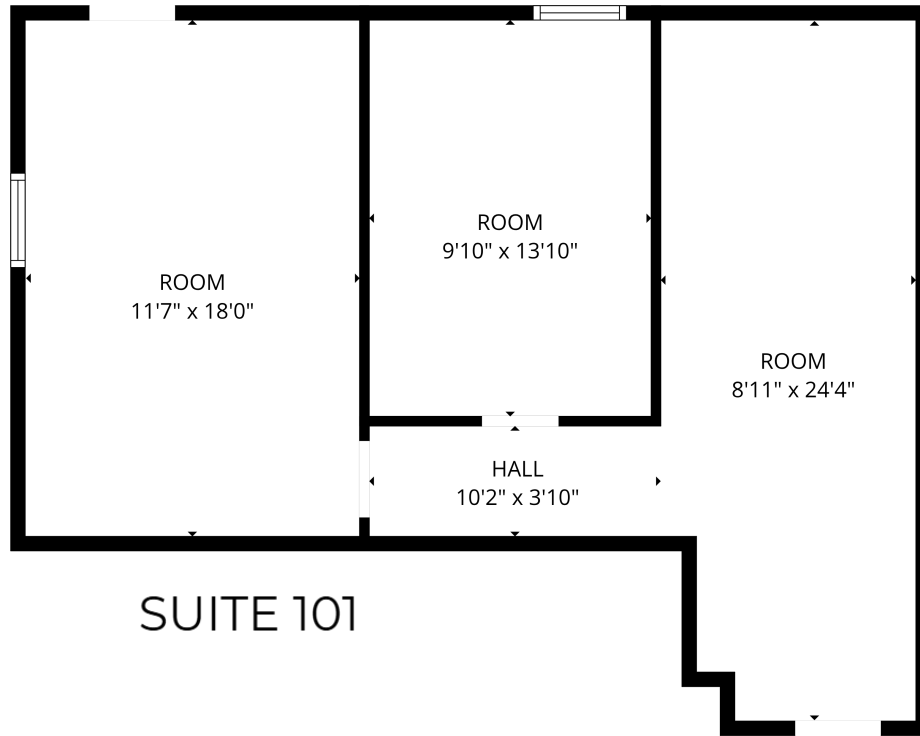
Tenants will benefit from unmatched connectivity, with quick access to Hernando Square, City Hall, restaurants, retail centers, and major transportation routes. I 55 provides direct reach to Southaven, Olive Branch, and the greater Memphis metropolitan area—including airport, logistics, and distribution hubs.



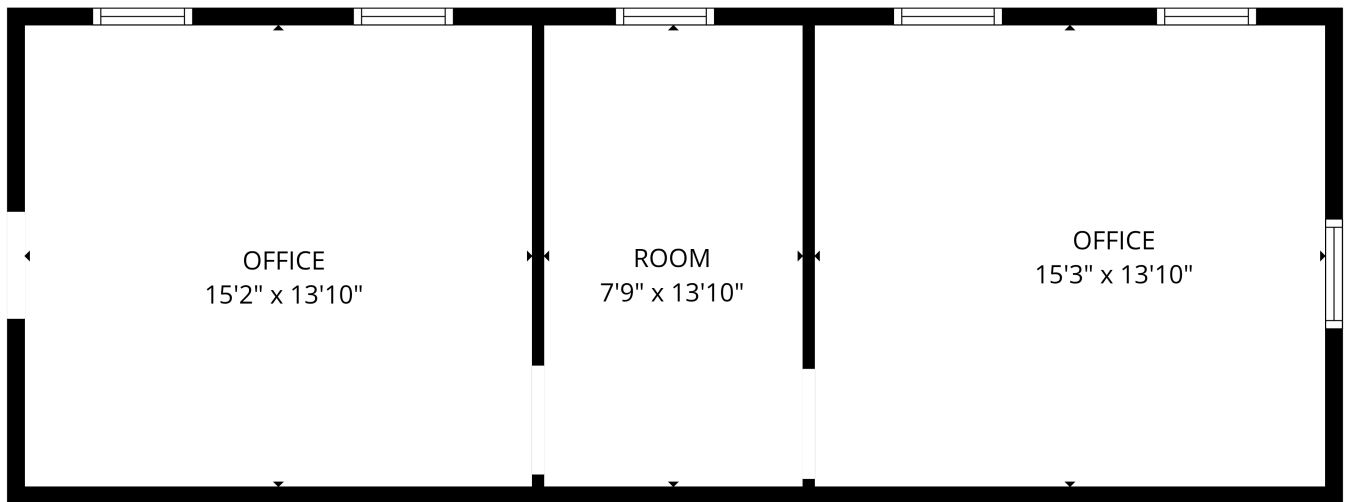
PROPERTY PHOTOS

165 West South Street | Hernando, MS 38632





FLOOR PLAN CREATED BY CUBICASA APP. MEASUREMENTS DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.



SUITE 103

