

# BROAD STREET

3301 Broad Street, Chattanooga, TN

10,300 SF

FOR LEASE

Chattanooga, TN



## Property Features

- Publix announced at St. Elmo
- Signalized Intersection
- 250' of frontage on South Broad and 265' depth on 33rd Street
- 1 block from the River Walk Terminous at St. Elmo - runs from Downtown to Lookout Mountain
- Revitalized neighborhood being planned Restaurants, Retail, and Offices.
- TDOT is planning new ramps off of I-24 that will serve the South Broad/St. Elmo market



Chattanooga, TN



The information contained herein is believed to be accurate but is not warranted as to the accuracy and may change or be updated without notice. Seller or landlord makes no representation as to the environmental condition of the property and recommends purchaser's or tenants independent investigation.



# SUMMARY PROFILE

2000-2010 Census, 2019 Estimates with 2024 Projections

Calculated using Weighted Block Centroid from Block Groups

Lat/Lon: 35.0176/-85.3226

RS1

## 3301 Broad St

## Chattanooga, TN 37408

		1 mi radius	3 mi radius	5 mi radius
<b>POPULATION</b>	2019 Estimated Population	2,614	42,291	106,716
	2024 Projected Population	2,801	45,324	113,968
	2010 Census Population	2,433	39,377	100,587
	2000 Census Population	3,339	38,209	98,652
	Projected Annual Growth 2019 to 2024	1.4%	1.4%	1.4%
	Historical Annual Growth 2000 to 2019	-1.1%	0.6%	0.4%
	2019 Median Age	38.1	33.4	36.2
<b>HOUSEHOLDS</b>	2019 Estimated Households	1,180	17,078	45,916
	2024 Projected Households	1,264	18,327	48,886
	2010 Census Households	1,054	14,833	41,041
	2000 Census Households	1,276	15,210	41,243
	Projected Annual Growth 2019 to 2024	1.4%	1.5%	1.3%
	Historical Annual Growth 2000 to 2019	-0.4%	0.6%	0.6%
<b>RACE AND ETHNICITY</b>	2019 Estimated White	27.0%	50.2%	59.8%
	2019 Estimated Black or African American	66.9%	38.4%	31.9%
	2019 Estimated Asian or Pacific Islander	1.2%	1.3%	1.3%
	2019 Estimated American Indian or Native Alaskan	0.3%	0.7%	0.5%
	2019 Estimated Other Races	4.7%	9.5%	6.4%
	2019 Estimated Hispanic	4.3%	12.4%	7.7%
<b>INCOME</b>	2019 Estimated Average Household Income	\$33,916	\$58,017	\$61,706
	2019 Estimated Median Household Income	\$26,287	\$38,967	\$45,098
	2019 Estimated Per Capita Income	\$15,543	\$24,216	\$26,929
<b>EDUCATION (AGE 25+)</b>	2019 Estimated Elementary (Grade Level 0 to 8)	6.0%	6.3%	4.9%
	2019 Estimated Some High School (Grade Level 9 to 11)	19.7%	14.8%	12.0%
	2019 Estimated High School Graduate	33.1%	30.4%	30.8%
	2019 Estimated Some College	17.9%	17.5%	18.7%
	2019 Estimated Associates Degree Only	5.5%	5.8%	7.0%
	2019 Estimated Bachelors Degree Only	11.6%	16.7%	17.5%
	2019 Estimated Graduate Degree	6.3%	8.5%	9.2%
<b>BUSINESS</b>	2019 Estimated Total Businesses	349	4,345	7,175
	2019 Estimated Total Employees	3,547	73,290	107,681
	2019 Estimated Employee Population per Business	10.2	16.9	15.0
	2019 Estimated Residential Population per Business	7.5	9.7	14.9

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.