

# THE FORUM AT GRANDVIEW

175 Grandview Boulevard, Madison, MS 39110  
Madison County



## HIGHLIGHTS

For Lease  
County: Madison  
Type: Retail  
Total SF: 216,144

## CONTACT

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The Forum at Grandview is the prime retail destination in Madison, MS, an affluent and growing suburb of Jackson. The center is highly visible to Interstate 55 and anchored by top national retailers Dick's Sporting Goods, Home Goods, Best Buy, Michaels, Petco, and ULTA. The architectural prominence stands out among the immediately adjacent retail including Wal-Mart, Sam's Club, Malco Theaters, and Miskelly Furniture. The site contains approximately 8 acres of developable outparcels.

The Madison market is rapidly growing at 2.6% annual rate boasting the highest average household income in Mississippi of \$122,000 (AHHI).

[Click here for a video tour of the property.](#)

## RETAILERS INCLUDE



## DEMOGRAPHICS

Population  
Daytime Population  
Households  
Average Household Income (\$)  
Median Household Income (\$)  
Median Age

## 3 MILES

22,757  
20,386  
8,605  
166,460  
126,087  
39

## 5 MILES

72,066  
41,309  
28,634  
138,241  
101,194  
39

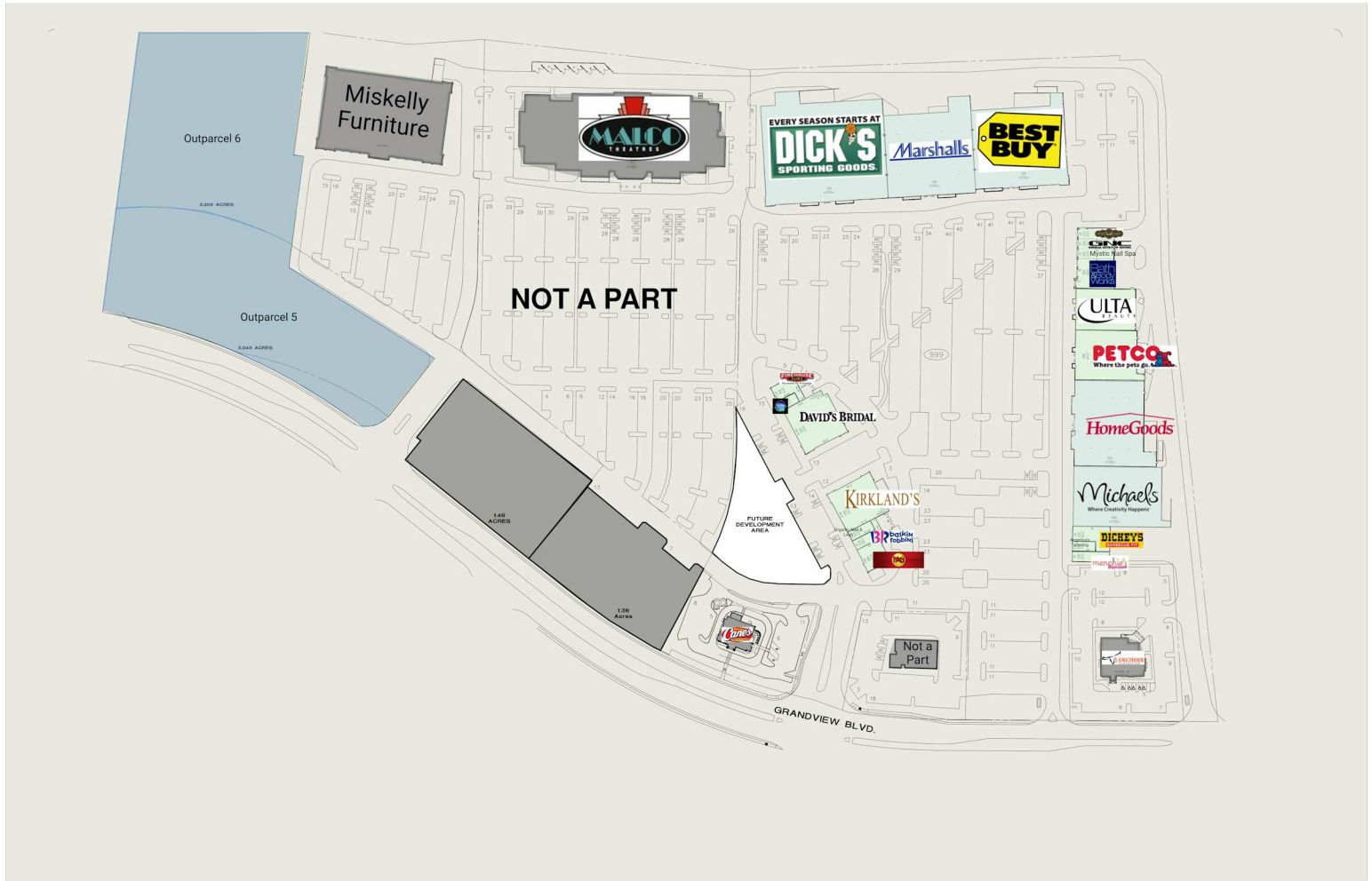
## 7 MILES

110,422  
58,500  
44,951  
124,922  
89,050  
39

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Outparcel 5 Available 3.04 AC

Outparcel 6 Available 3.2 AC

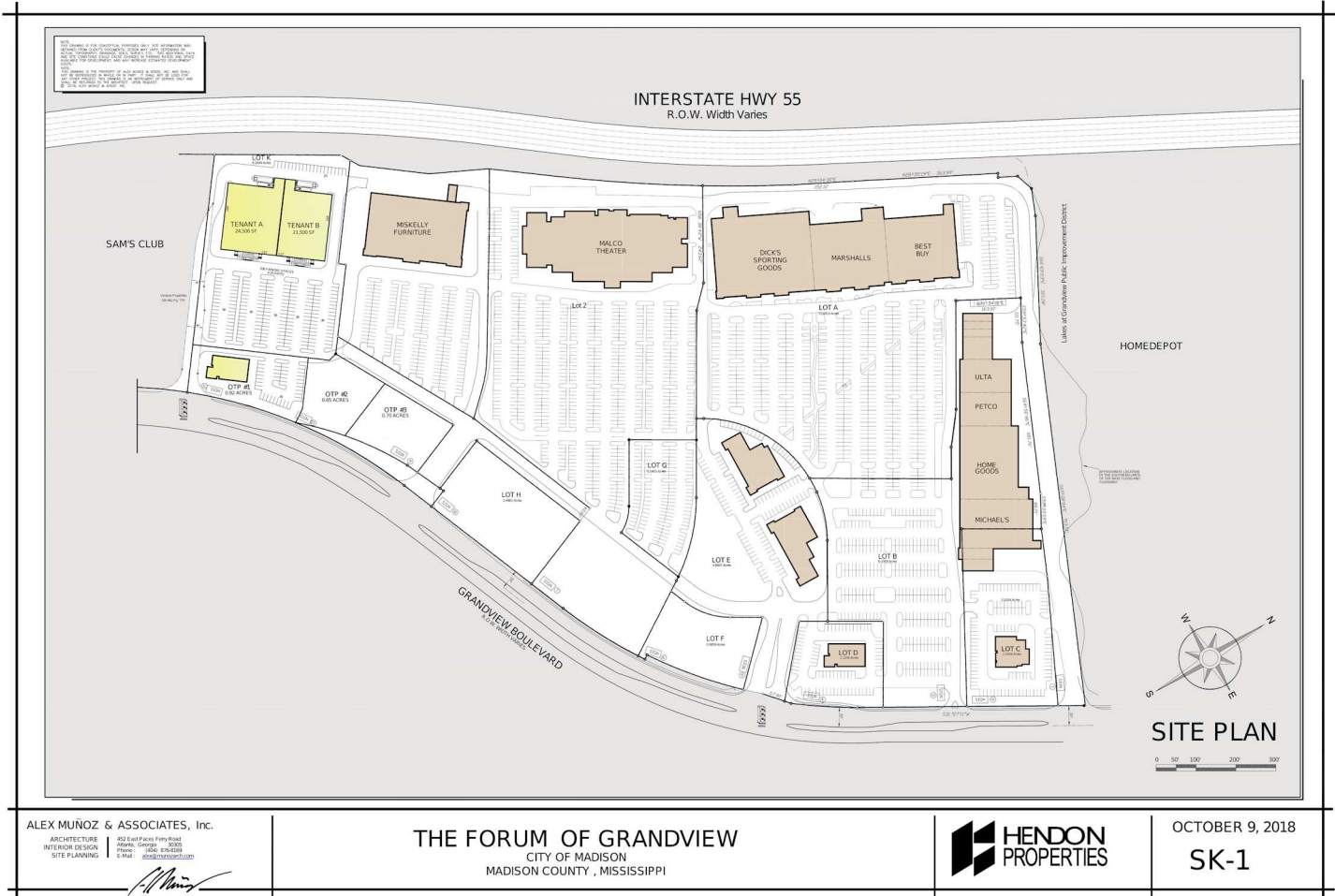
|     |                       |           |
|-----|-----------------------|-----------|
| 100 | Dick's Sporting Goods | 49,994 SF |
| 200 | Marshalls             | 30,000 SF |
| 300 | Best Buy              | 30,000 SF |
| 410 | Nothing Bundt Cakes   | 1,500 SF  |
| 420 | GNC                   | 1,593 SF  |
| 430 | Mystic Nail Spa       | 1,032 SF  |
| 450 | Bath & Body Works     | 4,600 SF  |
| 500 | Ulta                  | 9,963 SF  |
| 600 | Petco                 | 12,500 SF |
| 700 | HomeGoods             | 25,000 SF |

|     |                       |           |
|-----|-----------------------|-----------|
| 800 | Michaels              | 21,129 SF |
| 910 | Dickey's BBQ Pit      | 2,200 SF  |
| 920 | Angelica's Tailoring  | 831 SF    |
| 930 | Menchie's             | 1,240 SF  |
| 940 | Firehouse Subs        | 1,800 SF  |
| 945 | Forum Nutrition       | 777 SF    |
| 950 | David's Bridal        | 9,000 SF  |
| 960 | Kirkland's            | 8,000 SF  |
| 970 | Organic Nail & Lash   | 1,025 SF  |
| 975 | Baskin Robbins        | 1,484 SF  |
| 980 | Moe's Southwest Grill | 2,476 SF  |

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|             |                       |            |  |
|-------------|-----------------------|------------|--|
| NAP 1       | Miskelly Furniture    |            |  |
| NAP 2       | Malco Theatre         |            |  |
| NAP 3       | Raising Cane's        |            |  |
| NAP 4       | Not a Part            |            |  |
| NAP 5       | Longhorn Steakhouse   |            |  |
| Outparcel 5 | Available             | 132,533 SF |  |
| Outparcel 6 | Available             | 139,609 SF |  |
| 100         | Dick's Sporting Goods | 49,994 SF  |  |
| 200         | Marshalls             | 30,000 SF  |  |
| 300         | Best Buy              | 30,000 SF  |  |
| 410         | Nothing Bundt Cakes   | 1,500 SF   |  |
| 420         | GNC                   | 1,593 SF   |  |
| 430         | Mystic Nail Spa       | 1,032 SF   |  |
| 450         | Bath & Body Works     | 4,600 SF   |  |
| 500         | Ulta                  | 9,963 SF   |  |
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| 920         | Angelica's Tailoring  | 831 SF     |  |
| 930         | Menchie's             | 1,240 SF   |  |
| 940         | Firehouse Subs        | 1,800 SF   |  |
| 945         | Grand View Nutrition  | 777 SF     |  |
| 950         | David's Bridal        | 9,000 SF   |  |
| 960         | Kirkland's            | 8,000 SF   |  |
| 970         | Organic Nail & Lash   | 1,025 SF   |  |
| 975         | Baskin Robbins        | 1,484 SF   |  |
| 980         | Moe's Southwest Grill | 2,476 SF   |  |