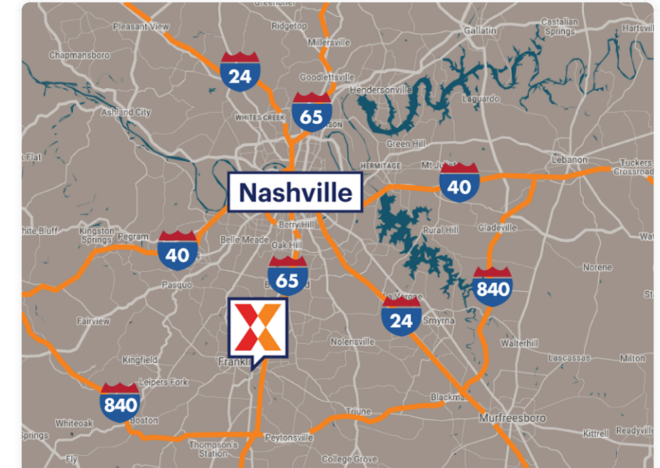


Watson Glen Shopping Center

209 South Royal Oaks Boulevard | Franklin, TN 37064

Williamson County | Nashville-Davidson--Murfreesboro--Franklin, TN | 265,571 Sq Ft

35.9134, -86.8322



Demographics	1 Mile	3 Miles	5 Miles
Population	9,821	55,557	102,802
Daytime Pop.	16,005	76,826	123,573
Households	4,005	22,185	39,614
Income	\$139,485	\$162,408	\$172,515

Source: Synergos Technologies, Inc. 2024

Benefit from traffic draw of strong national retailers such as ALDI & HomeGoods

Surrounded by an affluent population with an average household income of \$147K+, plus 61% with college education within a 3-mile radius

Strong daytime population of 77K+ within a 3-mile radius

High visibility from 35K+ vehicles daily on Murfreesboro Rd/TN 96 (Kalibrate 2021)

Close proximity to 203-bed Williamson Medical Center (Dept of Homeland Security 2024)



Watson Glen Shopping Center

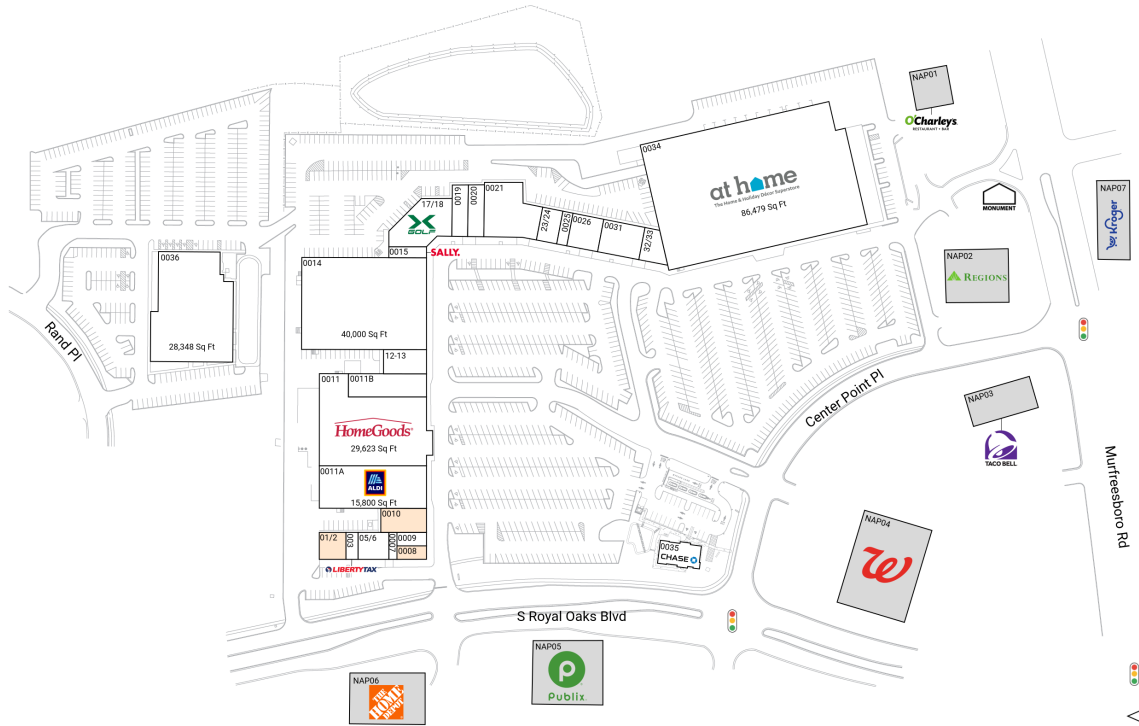
209 South Royal Oaks Boulevard | Franklin, TN 37064

Williamson County

Nashville-Davidson--Murfreesboro--Franklin, TN

265,571 Sq Ft

35.9134, -86.8322



Available Spaces

01/2	2,500 Sq Ft	360°	0010	3,805 Sq Ft	360°
0008	1,218 Sq Ft	360°			

Current Tenants

Space size listed in square feet

003	Liberty Tax Service	1,125
05/6	Deluxe Nails and Spa	2,875
0007	The Snore Store	752
0009	Studio 20	1,400
0011	HomeGoods	29,623
0011A	ALDI	15,800
0011B	Audio Advice	6,467
12-13	Associated Chiropractic	3,600
0014	B.F. Myers Furniture	40,000
0015	Sally Beauty Supply	1,400
17/18	X Golf	8,152
0019	Hot Spring Spas of Music City	2,834
0020	Pancho's Place	2,850
0021	Woodcraft	8,550
23/24	Nashville Pizza	2,400
0025	Pigtails & Crewcuts	1,200
0026	Family First Martial Arts	3,600
0031	National Dance Clubs	4,800
32/33	Outer Limits Comics	2,500
0034	At Home	86,479
0035	Chase	3,293
0036	Carbon Performance	28,348
NAP01	O'Charley's	0
NAP02	Regions Bank	0
NAP03	Taco Bell	0
NAP04	Walgreens	0
NAP05	Publix	0
NAP06	The Home Depot	0
NAP07	Kroger	0

This site plan is for illustrative and information purposes only, showing the general layout of the shopping center; and is not a legal survey. Brixmor makes no representation or warranty that the shopping center is exactly as depicted as site conditions and tenant mix are subject to change over time. 4097

