

SILO SQUARE Southaven, Mississippi

FOR LEASE | 9,100 SF FREESTANDING BUILDING | 6233 N. GETWELL RD.

Bring your concept to one of the Mid-South's most active lifestyle destinations.

Silo Square has quickly become one of Southaven's most recognizable lifestyle destinations, offering a walkable, community-focused environment with strong visibility, consistent traffic, and growing regional appeal.



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6233 NORTH GETWELL RD.



Hotels

*Fairfield by Marriott Inn & Suites Southaven
Snowden Grove*



Restaurants

Georgia Blue, Pars and Pints, Sippin Silo Wine Bar, Firebirds Wood Fired Grill, Beans & Leaves, Tekila, The Bagel Nook, Vampire Penguin and more



Event Centers

*BankPlus Amphitheater at Snowden Grove, Lucky Dog Music Hall & Bar, Snowden Grove Park and **Coming Soon** – Silo Square Farmers Market, Bangers Pickleball and Monster Golf*



New Businesses

South Point Grocery, Belly Acres, Kyuramen, Oasis Grooming Barber Shop, Posh Nails + Aesthetics



Others

Bank3, Planters Bank, Crown Jules, Dappled, Stella Ivy, Norton's, Magnolia Soap & Bath Co., Ultimate Gifts, Salon Haven, Pampered Paws Pet Grooming, Silo Square Dental, Silo Academy and much more.

THE PROPERTY

✓ NEW | SHELL SPACE located in the Highly Desirable Silo Square in Southaven, MS

✓ 9,100 SF Freestanding Bldg. on 1.65 +/- Acres
Two Floors

Ground Floor: 7,000 SF

Mezzanine Level: 2,100 SF

Patio: 700 SF

✓ Abundance of Windows for Natural Light

✓ Dining al Fresco under a Large Covered Patio

✓ Ample Parking Spaces (40+)

TENANT IMPROVEMENT ALLOWANCE
\$50 PSF

THE MARKET:



Regional Investment
(xAI Project)



Silo Square
Development



Development
Residents



Disposable
Income



Total Households |
Desoto County

2025	1 MILE	3 MILES	5 MILES	10 MILES
Population	3,672	35,091	82,033	401,643
Households	1,233	12,840	30,705	149,558
Avg Household Income	\$123,518	\$111,903	\$97,823	\$80,147
Total Daytime Employment	2,796	9,871	34,463	144,391

Located in DeSoto County, one of the fastest-growing areas in Mississippi, **Silo Square** benefits from strong household growth, family-focused demographics, and convenient access to the Memphis metro area.

SILO SQUARE



Built-In Foot Traffic

Silo Square already has restaurants, shops, services, events, residents, hotel guests, and visitors moving through the area.



Destination Energy

Retailers are not just relying on drive-by traffic. They benefit from the whole Silo Square experience.



Strong Household Income

The surrounding area has strong incomes, growing households, and families looking for convenient, quality retail options.

Serve a growing, high-income customer base that values convenience, quality, and local shopping.



Regional Draw

Silo Square benefits from a powerful regional customer base because Southaven is a hub for **entertainment, youth sports, schools, family activity, dining, and community events**. That means retailers are not limited to the immediate neighborhood — they can pull customers from across **DeSoto County, North Mississippi, Memphis, and the surrounding tri-state area**.



Traffic Draw

Concerts, Live Entertainment, Youth Sports & Tournaments, Community Festivals, Multiple Major Schools Systems within 3 miles, and more.

That type of traffic is gold for retailers because visitors are already in the market, already spending money, and often looking for places to eat, shop, browse, or fill time between games and events.



Silo Experience

Brand Alignment

Retailers want to be near other quality businesses. Silo Square already has that “place to be” feeling.

Easy Lifestyle Shopping

People want shopping that feels convenient and enjoyable — not just another strip center.

THE TEAM



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