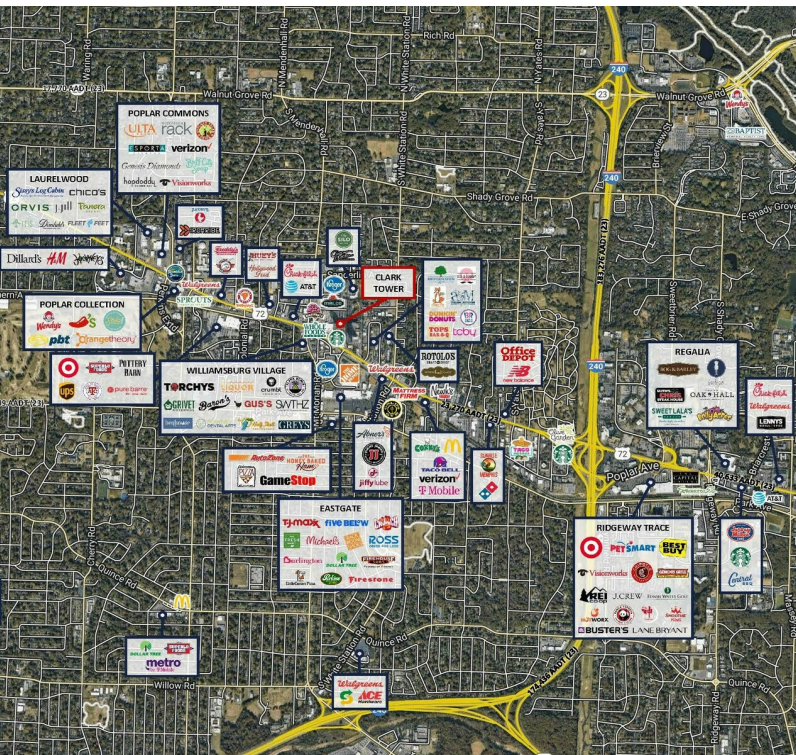


CLARK TOWER
5100 POPLAR AVE



PROPERTY DESCRIPTION

Turnkey bank branch opportunity on the ground floor of Clark Tower in East Memphis. This high-visibility space features a drive-thru, private parking, and a well-maintained interior layout.

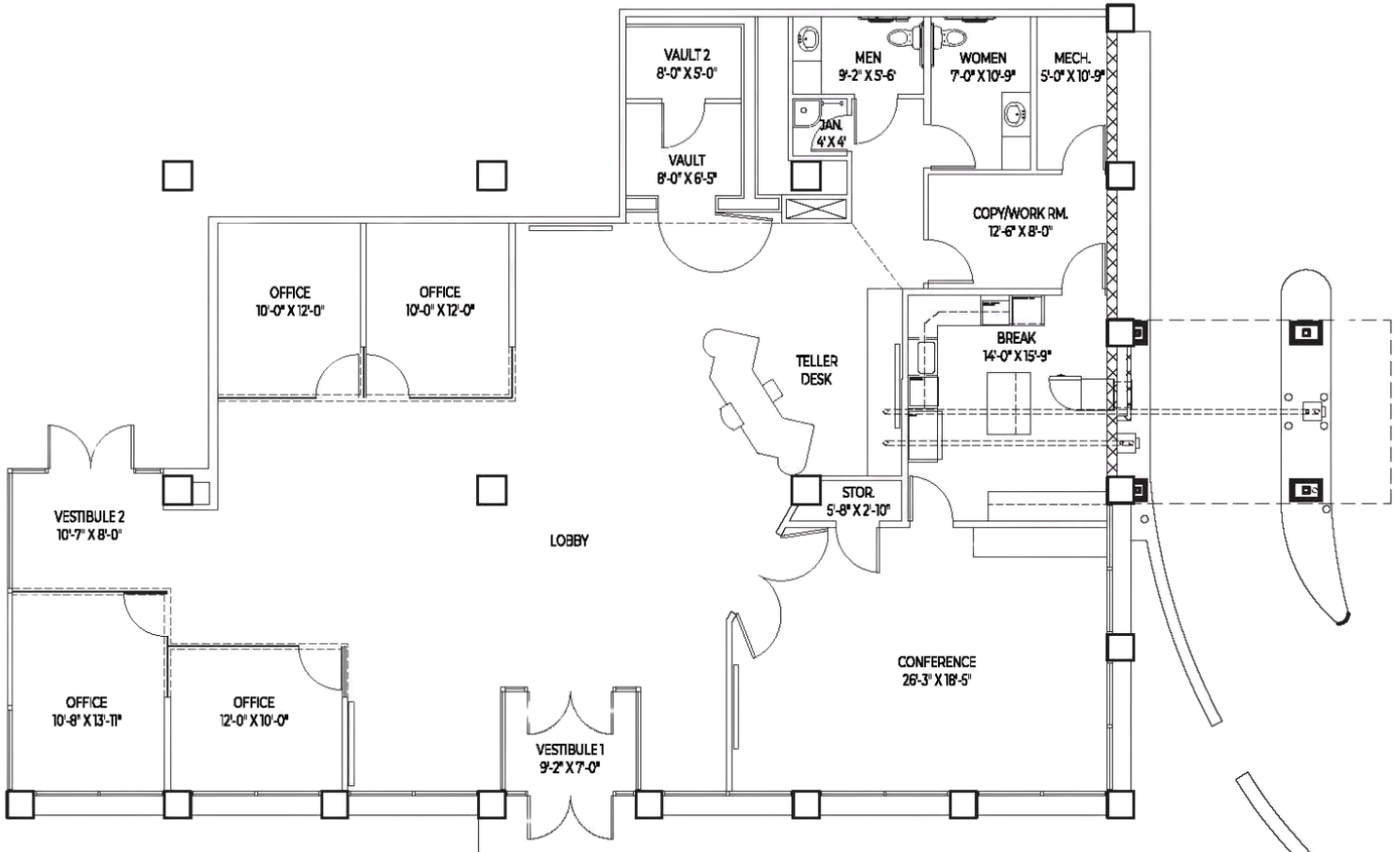
PROPERTY HIGHLIGHTS

- Existing bank buildout with lobby, vault, private offices, and drive-thru
- Sublease term through February 28th, 2028
- Ideal for banks, credit unions, or office users seeking visibility and convenience
- Co-tenants include Regions Bank, Capital Financial Group, Avison Young Management, Strategic Resource Management, Inc., Neon Canvas, and other professional service firms
- Traffic Counts: Poplar Avenue (25,909 AADT)

DEMOGRAPHICS	1 MILE	2 MILES	3 MILES
Total Households	3,724	14,053	30,030
Total Population	7,778	31,020	69,942
Average HH Income	\$139,985	\$141,204	\$118,787

WRILEY GILLEN
901.545.5607
wgillen@jonesaur.com

JOSHUA FISHER
901.467.1310
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SUITE	TENANT NAME	SPACE SIZE
Suite 80	Available	3,920 SF

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