

FOR LEASE

PINPOINT

REGIONS PLAZA

210 EAST CAPITOL STREET, JACKSON, MS 39201

For More Information

SAM COX

601.586.3220

sam@pinpointcres.com

190 EAST CAPITOL STREET | JACKSON, MISSISSIPPI 39201 | 601.383.3733 | PINPOINTCRES.COM

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OFFERING SUMMARY

Lease Rate: \$17.00 SF/yr (Full Service)

Building Size: 345,000 SF

Available SF: 1,429 - 90,000 SF

Year Built: 1975

Renovated: 2017

PROPERTY OVERVIEW

Located in the heart of Downtown Jackson, Pinpoint Commercial Real Estate is proud to present Regions Plaza. Conveniently located in the Central Business District, the 22-store complex consists of approximately 345,000 SF with sky bridges connect the parking garages as well as the Marriott Hotel. Chick-Fil-A, Cups Coffee, Subway, Live Nutrition, & McAllisters are located on the first floor offering a convenient place for tenants to eat and enjoy a cup of coffee. Regions Plaza has on-site management, engineering, janitorial staff and security staff providing tenants with first-class service.

PROPERTY HIGHLIGHTS

- 345,000 SF office tower located within the central business district
- 22 Stories
- ~ \$10,000,000 in capital improvements over the past 24 months
- Connected via skybridge to the Jackson Marriott Hotel
- Chick-Fil-A, Subway, McAllister's, Cups Coffee, LIVE Nutrition located within the building
- On site management, janitorial & engineering staff
- 24/7 Security with 24/7 Access via keycard

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Google

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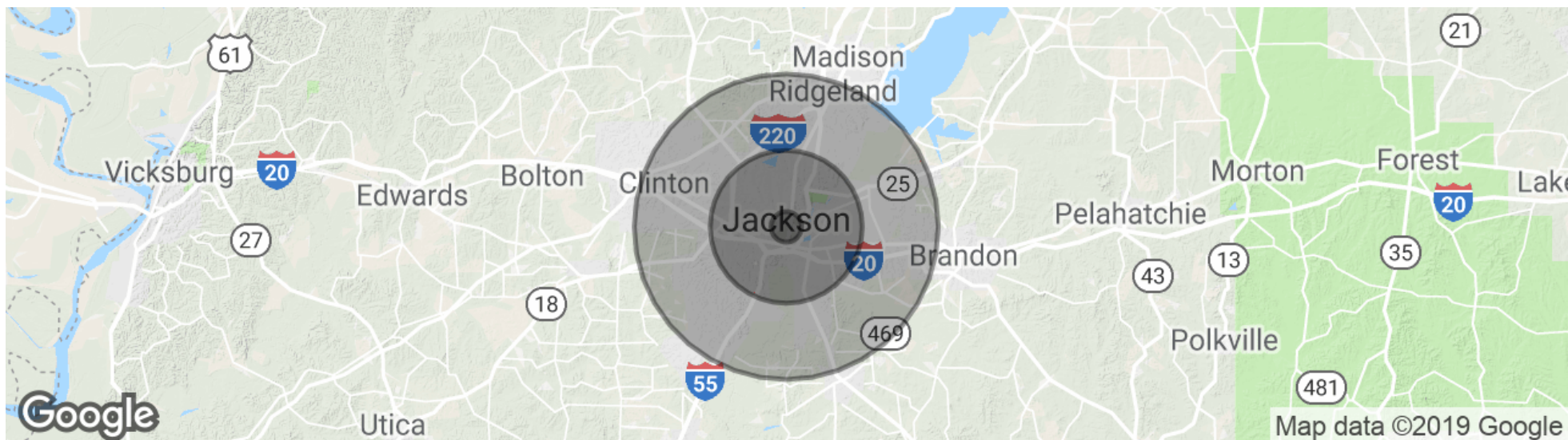
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POPULATION

	1 MILE	5 MILES	10 MILES
Total population	3,919	128,452	307,205
Median age	32.0	31.6	32.9
Median age (Male)	32.6	29.9	31.3
Median age (Female)	31.3	32.9	34.4

HOUSEHOLDS & INCOME

	1 MILE	5 MILES	10 MILES
Total households	1,508	45,682	113,044
# of persons per HH	2.6	2.8	2.7
Average HH income	\$30,395	\$45,278	\$55,661
Average house value	\$50,035	\$149,165	\$152,818

* Demographic data derived from 2010 US Census

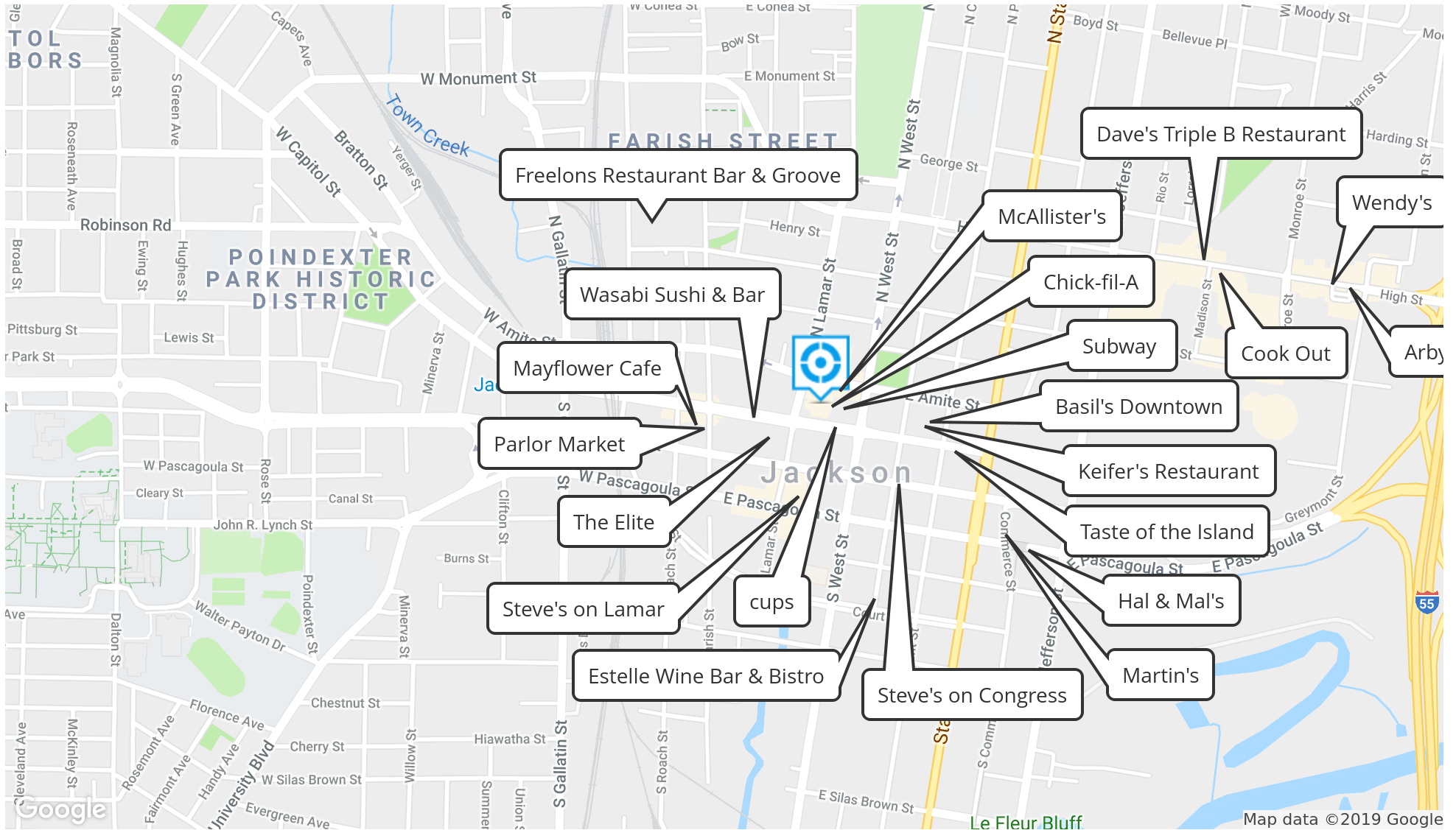
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LOCAL RESTAURANTS

WITHIN CLOSE PROXIMITY OF REGIONS PLAZA



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SAM COX

President

sam@pinpointcres.com

Direct: 601.586.3220

PROFESSIONAL BACKGROUND

Sam is the founder and president of Pinpoint Commercial Real Estate. Sam has built a large portfolio of clients with a primary goal to exceed their expectation in a reputable and professional manner. Sam is one of Mississippi's top producers, having completed over 100 million in real estate transactions.

His specialties include occupancy solutions for Landlords, representing Tenants in complex lease transactions, advising clients on site selection, acquisition/disposition of income producing property, assisting special servicers/lenders with non-performing assets, build-to-suit's, & third-party asset management.

Sam's attention to detail and ability to solve problems help clients make better decisions related to their real estate needs. Sam has been fortunate to have gain the trust of local, regional and national developers that see the value Sam brings to the process. Sam is a member of St. Joesph's Catholic Church in Gluckstadt, MS.

EDUCATION

B.S. degree in Geological Engineering from the University of Mississippi

M.B.A. degree from Millsaps College

MEMBERSHIPS

International Council of Shopping Centers (ICSC)

Certified Commercial Investment Member (CCIM)

Urban Land Institute (ULI)

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