



±0.7 Acres Available For Ground Lease

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7351 Nolensville Road
Nolensville, TN 37135

New Commercial Development

Village Green

Publix anchored specialty retail center with 81,000 SF of retail space with national brands coming like Heartland Dental, First Watch, Chipotle, Jersey Mike's and Hand & Stone Massage.



Nolensville Town Square

New mixed-use development combining townhomes, live-work spaces, condos, commercial suites for retail, dining, office use and civic/community space.



Darsey Development

Proposed mixed-use development with a planned Kroger anchored shopping center along with townhomes, medical, and other commercial spaces. The Nolensville Town Square will have connectors to this development.





Village Green Project
Under Construction
Est. completion October 2025

Publix



0.7 AC

7351 Nolensville Road
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DEMOGRAPHICS 2025

	3 MILES	5 MILES	7 MILES
Population	22,244	59,196	139,829
Households	7,215	19,715	48,875
Avg. HH Income	\$200,747	\$197,605	\$170,989
Annual Retail Expenditure	\$542 M	\$1.42 B	\$3.2 B

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Site highlights

- Prime 0.7 acre parcel positioned directly across from the highly anticipated Village Green mixed-use development, anchored by Publix, and in close proximity to Nolensville Town Square development (under construction) and the new Darsey development anchored by Kroger
- Property is available for ground lease
- Nearly 60,000 residents within 5-miles with an average household income exceeding \$197,000 in the region's most affluent trade areas
- High-traffic corridor with excellent visibility and access along Nolensville Road, a key north-south artery connecting Nolensville to Brentwood and Nashville
- Surrounded by national and regional retailers including Publix, Kroger, Walmart, Walgreens, Dollar General, Starbucks, and McDonald's
- Ideal site for retail, restaurant, or service-oriented concepts seeking to capitalize on Nolensville's rapid growth and expanding residential base

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