

INDUSTRIAL PROPERTY FOR LEASE



588 CENTURY PL RIDGELAND, MS 39157



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SPEED COMMERCIAL REAL ESTATE

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LOCATION DESCRIPTION

588 Century Pl is located in Ridgeland, MS just off of Highway 51, and within a mile of I-55, Old Canton Road, and the Ross Barnett Reservoir.

OFFERING SUMMARY

Lease Rate:	\$7.00 - 8.50 SF/month (MG; Gross)
Number of Units:	1
Available SF:	2,700 - 8,300 SF
Lot Size:	4 Acres
Building Size:	43,000 SF

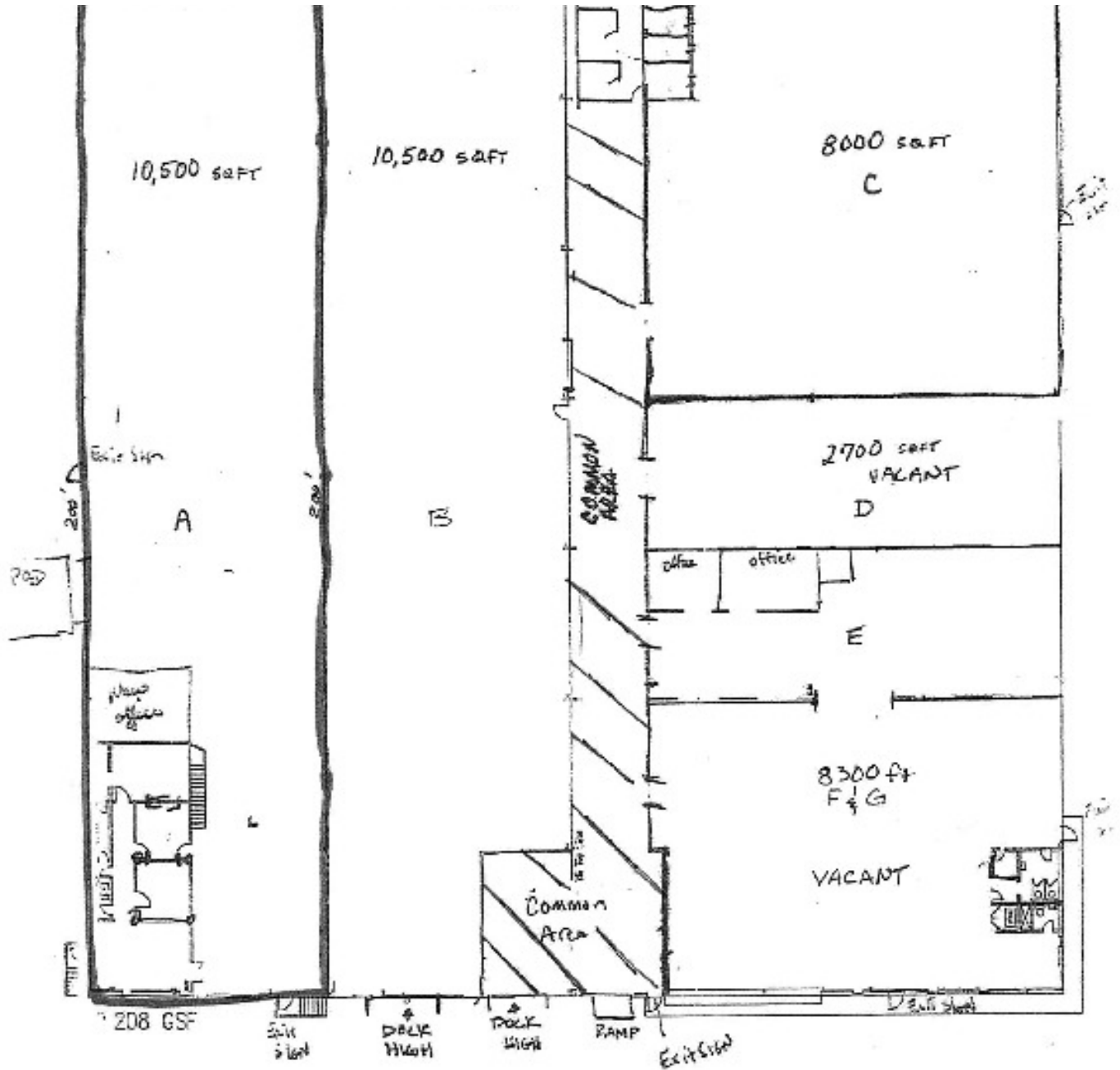
SPACES	LEASE RATE	SPACE SIZE
D	\$7.00 SF/month	2,700 SF
E,F&G	\$8.50 SF/month	2,700 - 8,300 SF

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**SUITES AVAILABLE
D, E, F, G.**

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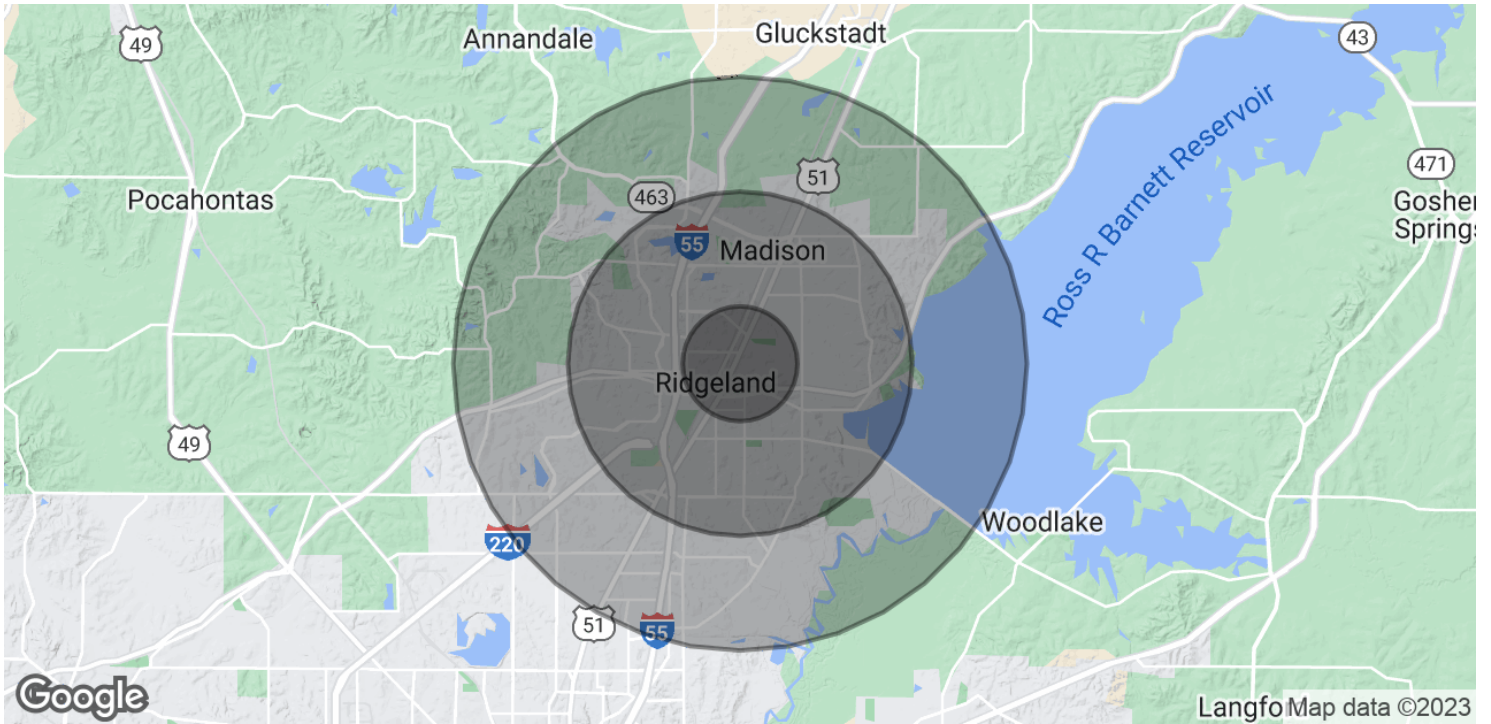
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	3,917	36,313	81,345
Average age	38.2	35.3	35.5
Average age (Male)	37.5	34.4	34.9
Average age (Female)	39.0	36.2	36.1
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	1,484	15,131	33,529
# of persons per HH	2.6	2.4	2.4
Average HH income	\$93,011	\$80,842	\$81,681
Average house value	\$280,322	\$219,547	\$208,025

* Demographic data derived from 2020 ACS - US Census

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