

For Lease

Property Description

Located on the Southwest corner of Schillinger and Cottage Hill Road, this well positioned neighborhood center has the unique opportunity in a dense market of an anchor position.

Center also offers a 10,000 SF pad located to the North, abutting the center. Landlord will build to suit for suitable tenant.

Available

- Anchor B: 22,181 ± SF
\$7.50 PSF / NNN \$2.54 (Basic Shell)
- Suite 3: 1,200 ± SF
\$14.00 PSF / NNN \$2.54 (Available November 2020)
- Buildable Pad: 10,000 ± SF

Building Size

- 68,868 ± SF

Land Size

- 11.33 ± Acres

Traffic Counts (ADT 2018)

- On Schillinger Road, north of site: 22,883
- On Cottage Hill Road, west of site: 23,620

Tenants

- Club4Fitness
- Pizza Hut
- Mediterranean Sandwich Co.
- China One
- Mediacom
- Zeal Boutique
- Nail Express
- High Elevations CBD
- Mobile Liquor



Junior Anchor

Overview

We are pleased to offer a junior anchor position in Schillinger Place Shopping Center. Façade will be reworked to highlight tenant space.

Size

- 22,181 ± SF

Frontage

- 87'

Height

- Interior Height: 22'
- BOB: 20'

Access

- 4 Access Points
- Ample Parking

Description

- Primarily Open
- Multi-Stall Restrooms
- Manager's Office
- Conference Area
- Dock High Loading
- Dock Staging Area
- Separate Small Dock with Roll Up Door



Signage

- Anchor signage on Schillinger and the entrance on Cottage Hill.
- Half of Club4Fitness signs are dedicated to this space. Sign will be reworked.

Proposed Elevation & Canopy*



*Façade concept is not currently planned – Conceptual only.

Schillinger Place Shopping Center

2502 S. Schillinger Road, Mobile, AL

Overview

Anchor B

Site Plan

Aerial

Demographics



Schillinger Place Shopping Center

2502 S. Schillinger Road, Mobile, AL

Overview

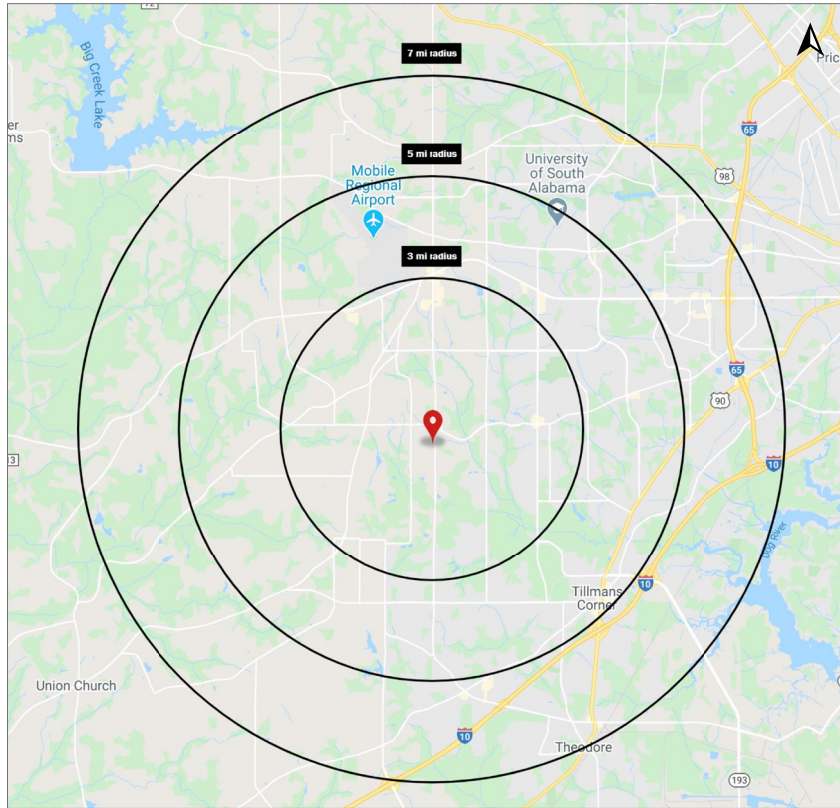
Anchor B

Site Plan

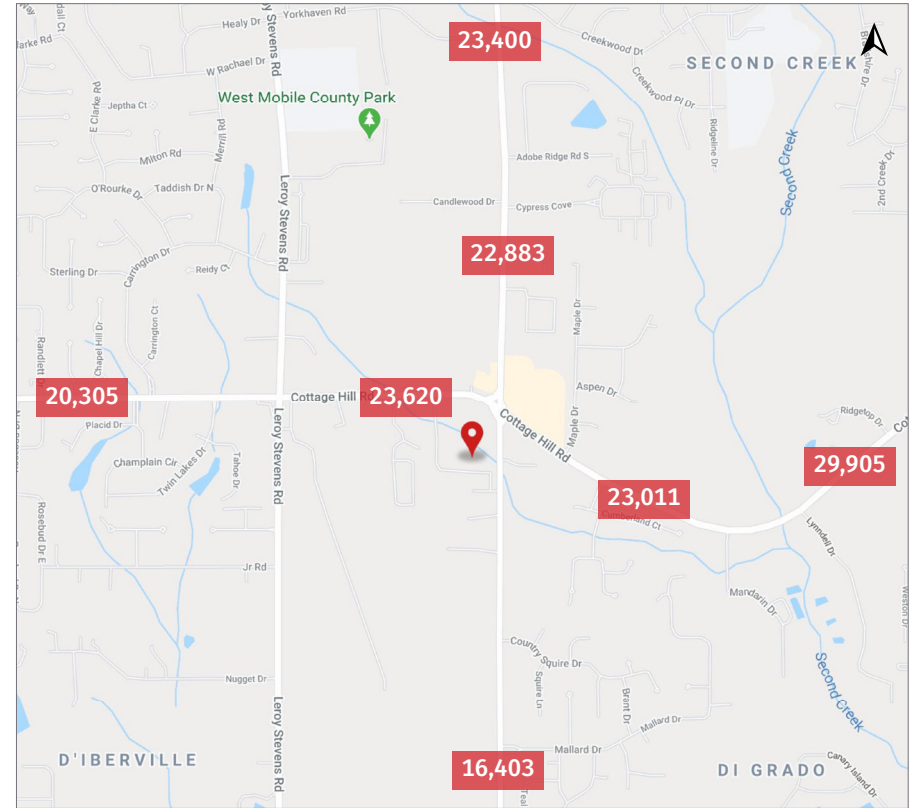
Aerial

Demographics

Demographic Map



Traffic Counts (ADT 2018)



2020 Demographics	3 mi.	5 mi.	7 mi.
Population	50,197	111,540	169,874
Avg. HH Income	\$89,363	\$79,638	\$76,107