

## PROPERTY DETAILS

- + Lease Rate \$19.00/SF NNN
- + Total Size of Retail Center 30,500 SF
- + Great visibility on Highway 280
- + Located at the busy intersection of Hwy 280 (63,320 VPD) & Hwy 119 (142,00 VPD) next to Walmart Supercenter
- + Tenants include: The Little Donkey, State Farm, Great Clips, Buff City Soap, Salon Suites, and Big Bad Breakfast

#### **Demographics**

	1 MILE	3 MILE	5 MILE
Population	5,191	39,316	73,370
Households	2,372	16,403	30,262
Average HH Income	\$139,743	\$127,347	\$127,939
Health & Personal Care Stores	\$27 M	\$86.4 M	\$161.1 M



RETAIL



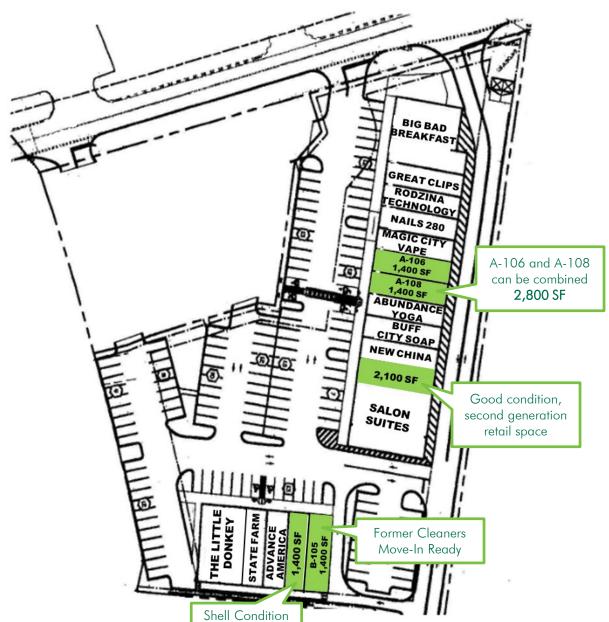
CBRE

RETAIL

Office   1. 2201 Cahaba Valley Dr 15. 1200 Corporate Dr 29. 1200 Corporate Dr 44. 7051 Meadowlark Ln   2.205 Cahaba Valley Dr 16. 1300 Corporate Dr 30. 1300 Corporate Dr 44. 7051 Meadowlark Ln   3. 2205 Cahaba Valley Dr 16. 1300 Corporate Dr 30. 1300 Corporate Dr 45. 101 Missionary Ridge Dr   4. 2213 Cahaba Valley Dr 1800 Corporate Dr 32. 2100 Corporate Pr 45. 101 Missionary Ridge Rd   5. 2217 Cahaba Valley Dr 2500 Corporate Dr 32. 2500 Corporate Pr 46. 200 Missionary Ridge Rd   6. 2224 Cahaba Valley Dr 20. 2600 Corporate Dr 34. 2600 Carporate Pr 49. 2000 Resource Dr   7. 2225 Cahaba Valley Dr 21. 00 Corporate Pr 35. 2700 Corporate Pr 49. 2000 Resource Dr   8. 2229 Cahaba Valley Dr 21. 00 Corporate Pr 37. 300 Corporate Pr 50. 100 Corporate Pr   8. 2229 Cahaba Valley Dr 23. 300 Corporate Pky 37. 300 Corporate Pky 51. 100 Village St   10. 2232 Cahaba Valley Dr 23. 600 Corporate Pky 37. 300 Corporate Pky 53. 140 Village St   11. 6930 Cahaba Valley Rd 25. 600 Corporate Pky 37. 300 Corporate Pky 33. 140 Village St   12. 7150 Cahaba Valley Rd </th <th></th>	
Multi-Family Units 1. 7278 Cahaba Valley Rd 300 2. 1 Eagle Ridge Dr 200 3. 1 Meedow Dr 394 4. 850 Shoal Run Til 276 5. 1 Turtle Lake Dr 184 Multi-Family Run Rate Rate Rate Rate Rate Rate Rate Rate	
	Total Population: 55,433 AHHI: S136,922 Daytime Population: 53,700 Hugh/Daniel Dr
Produce Brook Rd Produce Broo	

RETAIL





CBRE

RETAIL



# CONTACT US

Vice President +1 205 563 4583 shannon.tyndall@cbre.com Lic. 105749

#### **KATY LINCOLN**

Senior Associate +1 205 262 4703 katy.lincoln@cbre.com Lic. 100712 © 2020 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners, and the use of such logos does not imply any affiliation with or endorsement of CBRE. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.



RETAIL