

**FOR LEASE**

# Merchants Walk

1919 28th Avenue South, Homewood, AL 35209



**SHANNON  
WALTCHACK**



## OFFERING SUMMARY

<b>Lease Rate:</b>	\$26.00 SF/yr (NNN)
<b>Available SF:</b>	Suite 119: 1,742 SF
<b>Building Size:</b>	29,000 SF

## PROPERTY OVERVIEW

Extremely rare retail vacancy in one of Homewood's highly traveled intersections

## LOCATION

- Prominent signage opportunity
- High tenant satisfaction: Longevity: 12 out of 16 total tenants having been in the center for over 10 years
- Located at a traffic light along Highway 31 with 33,060 VPD
- Numerous office buildings along Highway 31
- Dense, high income neighborhood

**LEN SHANNON, CCIM, CPM**

205.222.1664

ls@shanwalt.com

**WE LOVE  
REAL ESTATE**

The information contained herein is from sources deemed reliable. No representation is made to the accuracy herein.

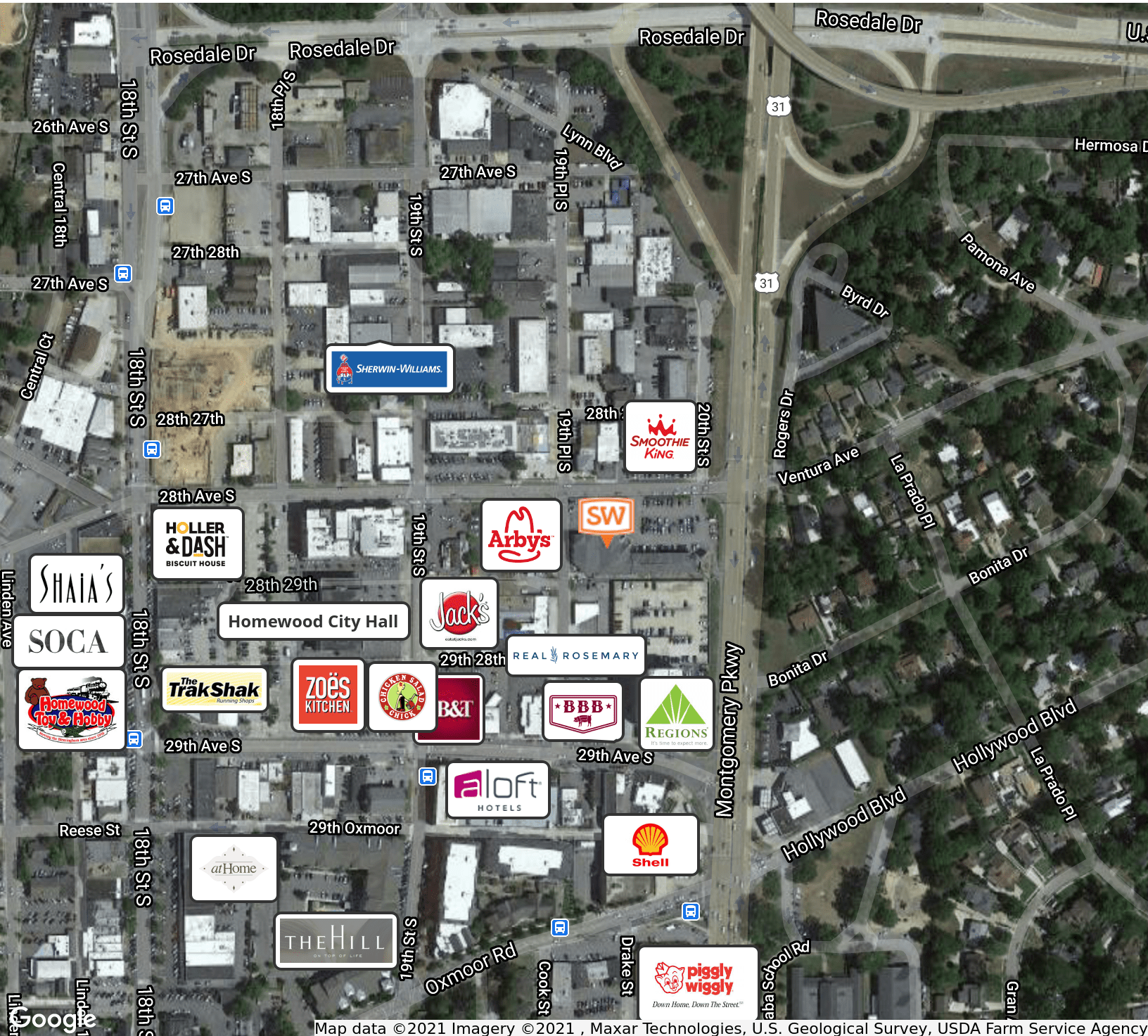
FOR LEASE

# Merchants Walk

1919 28th Avenue South, Homewood, AL 35209



SHANNON  
WALTCHACK



Map data © 2021 Imagery © 2021, Maxar Technologies, U.S. Geological Survey, USDA Farm Service Agency

LEN SHANNON, CCIM, CPM

205.222.1664

ls@shanwalt.com

WE LOVE  
REAL ESTATE

The information contained herein is from sources deemed reliable. No representation is made to the accuracy herein.

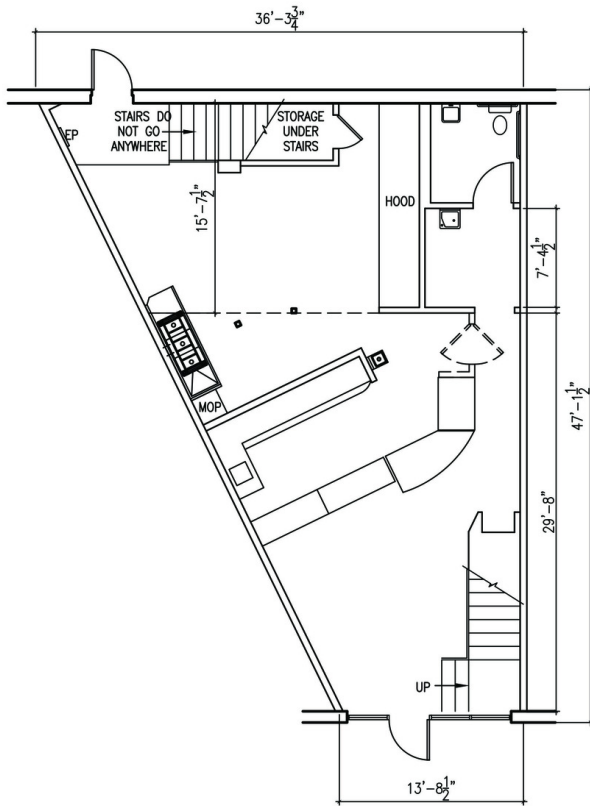
**FOR LEASE**

# Merchants Walk

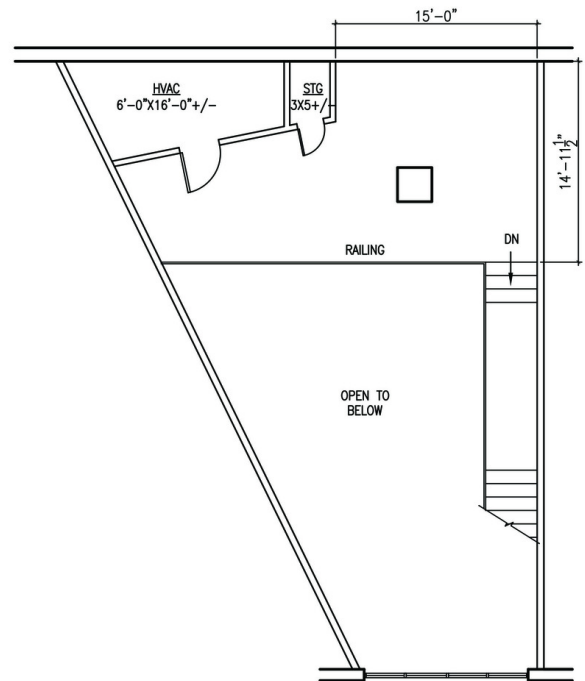
1919 28th Avenue South, Homewood, AL 35209



**SHANNON  
WALTCHACK**



**01** FIRST FLOOR  
SCALE: 3/8" = 1'-0"



**02** SECOND FLOOR  
SCALE: 3/8" = 1'-0"

Suite 119

**LEN SHANNON, CCIM, CPM**  
205.222.1664  
ls@shanwalt.com

**WE LOVE  
REAL ESTATE**

The information contained herein is from sources deemed reliable. No representation is made to the accuracy herein.

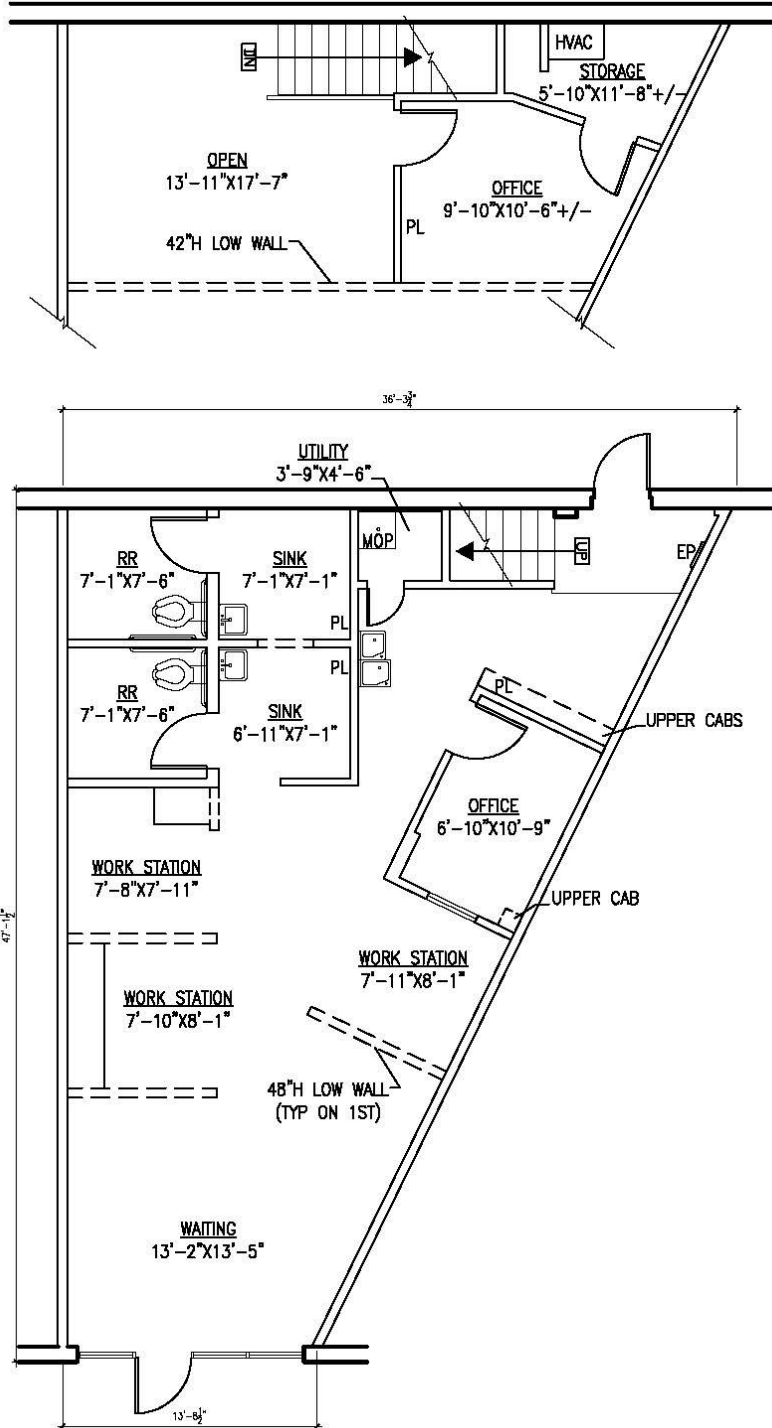
**FOR LEASE**

# Merchants Walk

1919 28th Avenue South, Homewood, AL 35209



**SHANNON  
WALTCHACK**



**LEN SHANNON, CCIM, CPM**

205.222.1664

ls@shanwalt.com

**WE LOVE  
REAL ESTATE**

The information contained herein is from sources deemed reliable. No representation is made to the accuracy herein.