

FOR LEASE

Lease, Ground Lease or Build-to-Suit

2729 3rd Avenue South, Birmingham, AL 35233



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Conceptual Rendering



PROPERTY SUMMARY

Lease Rate:	Negotiable
Building Size:	3,060 SF
Parking:	18 spaces - 5.8/1000
Lot Size:	14,000 SF (100' x 140')

PROPERTY HIGHLIGHTS

- Building Lease, Ground Lease or Build to Suit
- 14,000 SF lot
- 3,060 SF existing building
- Located across the street from Pepper Place and just a few blocks from Lakeview
- Excellent Southside location with prime visibility
- 3rd Avenue South has high inbound traffic
- Great Location for restaurant or retail

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

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205.531.6094
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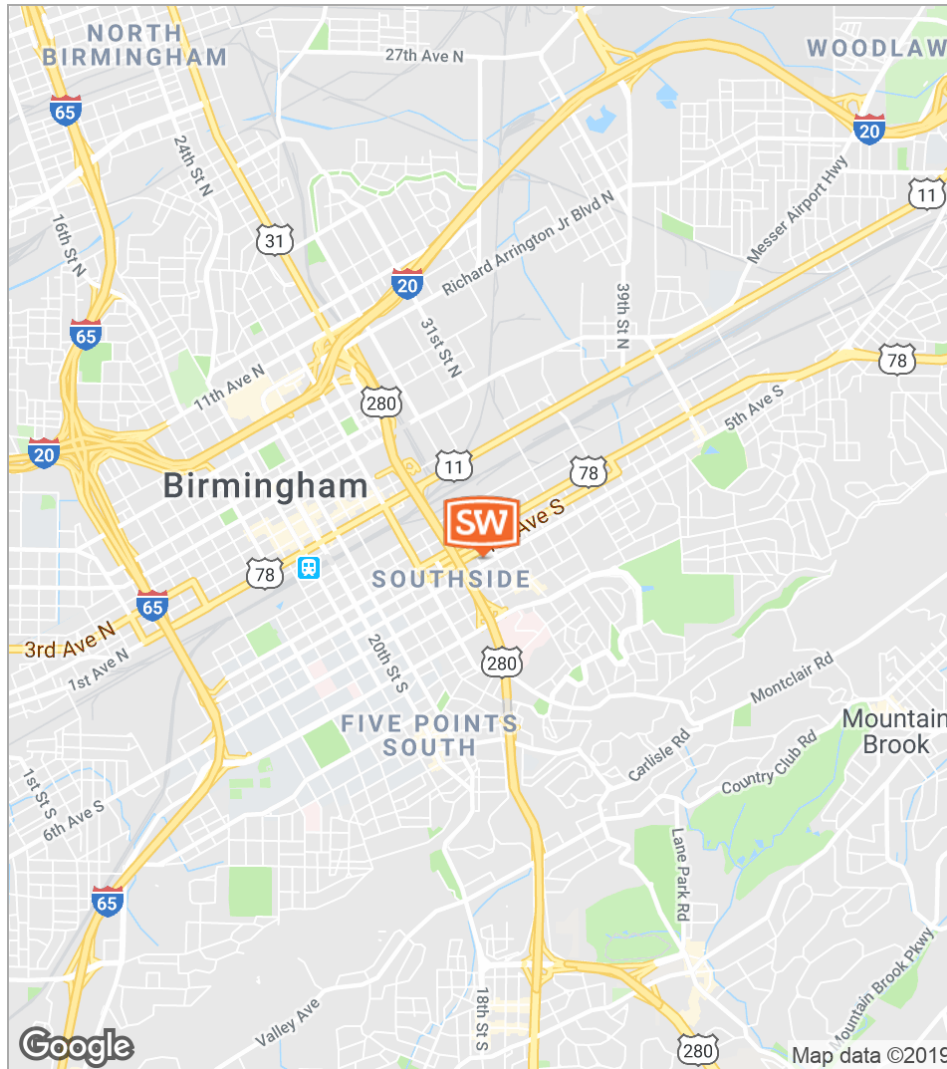
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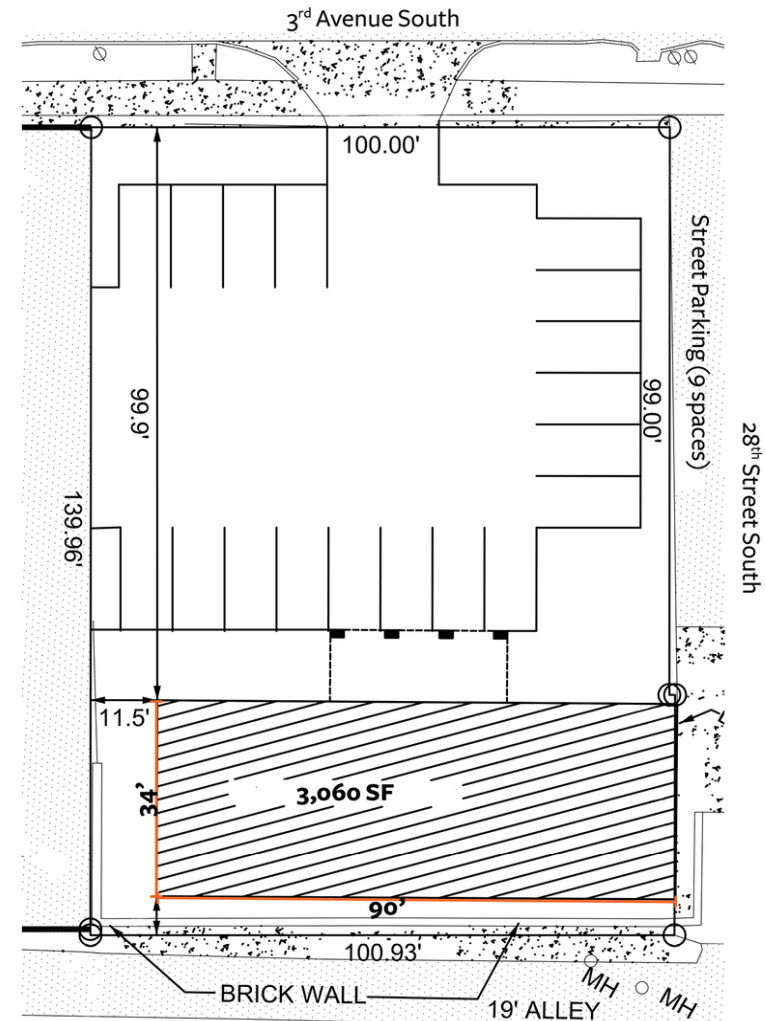


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DEMOGRAPHICS

	1 mile	3 miles	5 miles
Population	9,568	80,770	176,930
Households	5,839	36,455	74,903
Average Household Income	\$48,137	\$73,589	\$73,920
Businesses	2,324	7,153	10,823
Employees	77,565	184,655	243,674

SITE PLAN



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