



# LANE PARKE

TRADITIONS REVISITED





LANE PARKE

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Perfectly situated adjacent to Mountain Brook Village with its array of upscale retail, restaurants and services, Lane Parke acts as a new extension of the iconic shopping hub and is located in the most affluent neighborhood in Alabama. With its handsome Tudor-style architecture and exclusive shopping clientele, brands like B. Prince, CharBar No. 7, and Birmingham's most exclusive hotel—The Grand Bohemian—have located here.

The largest new development Mountain Brook will see in decades, Lane Parke offers the ultimate street-scene dynamic in one of the country's wealthiest communities.

## BE PART OF ALABAMA'S PREMIER RETAIL DESTINATION

*For more information, please contact Retail Specialists*

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LANE PARKE

AERIAL





LANE PARKE

## SETTING



### POPULATION

Total Trade Area	2.9 million
Birmingham-Hoover CSA	1.2 million
Five Mile Daytime Population	228,647
Mountain Brook	21,000

### WEALTHIEST COMMUNITY

COMMUNITY	MSA	WEALTH SCORE	MEDIAN HHI
1 McLean, VA	Washington D.C.	33.91	\$156,292
2 Lake Forest, IL	Chicago, IL	33.62	\$150,670
3 Saratoga, CA	San Jose, CA	33.42	\$137,270
4 Potomac, MD	Washington D.C.	33.03	\$154,370
5 Darien, CT	New York, NY	32.63	\$160,274
6 Westport, CT	New York, NY	32.32	\$147,391
7 Garden City, NY	New York, NY	31.53	\$142,788
8 Mountain Brook, AL	Birmingham, AL	31.50	\$126,586
9 Los Altos, CA	San Jose, CA	31.07	\$158,745
10 La Canada Flintridge, CA	Los Angeles, CA	30.51	\$128,113
11 University Park, TX	Dallas, TX	29.74	\$151,418
12 Mercer Island, WA	Seattle, WA	29.44	\$115,864

Source: America's Wealth Centers 2009, American City Business Journals, Inc.

### MAJOR VISITOR DESTINATIONS

Birmingham Zoo	Adjacent/Walkable	500,000 Annual
Birmingham Botanical Gardens	Adjacent/Walkable	350,000 Annual
Vulcan Park	1 Mile	125,000 Annual
City of Birmingham	3 Miles	4.1 Million Annual
Birmingham Airport	6 Miles	3 Million Annual

### TRADE AREA

There is a large, upwardly mobile white-collar workforce situated within 10 minutes of Lane Parke—made up of doctors from 5 medical centers within 4 miles, lawyers, business owners, and office workers from the nearby insurance and publishing industries.

There are 3 universities within 8 miles of Lane Parke—University of Alabama Birmingham (18,000 students/2,000 employees), Samford University (4,440 students/250 employees), and Birmingham Southern College (1,400 students).

Birmingham has long been a banking center with Regions headquarters here, and a major presence for BBVA Compass, Royal Bank of Canada, Wells Fargo, and Synovus.





LANE PARKE

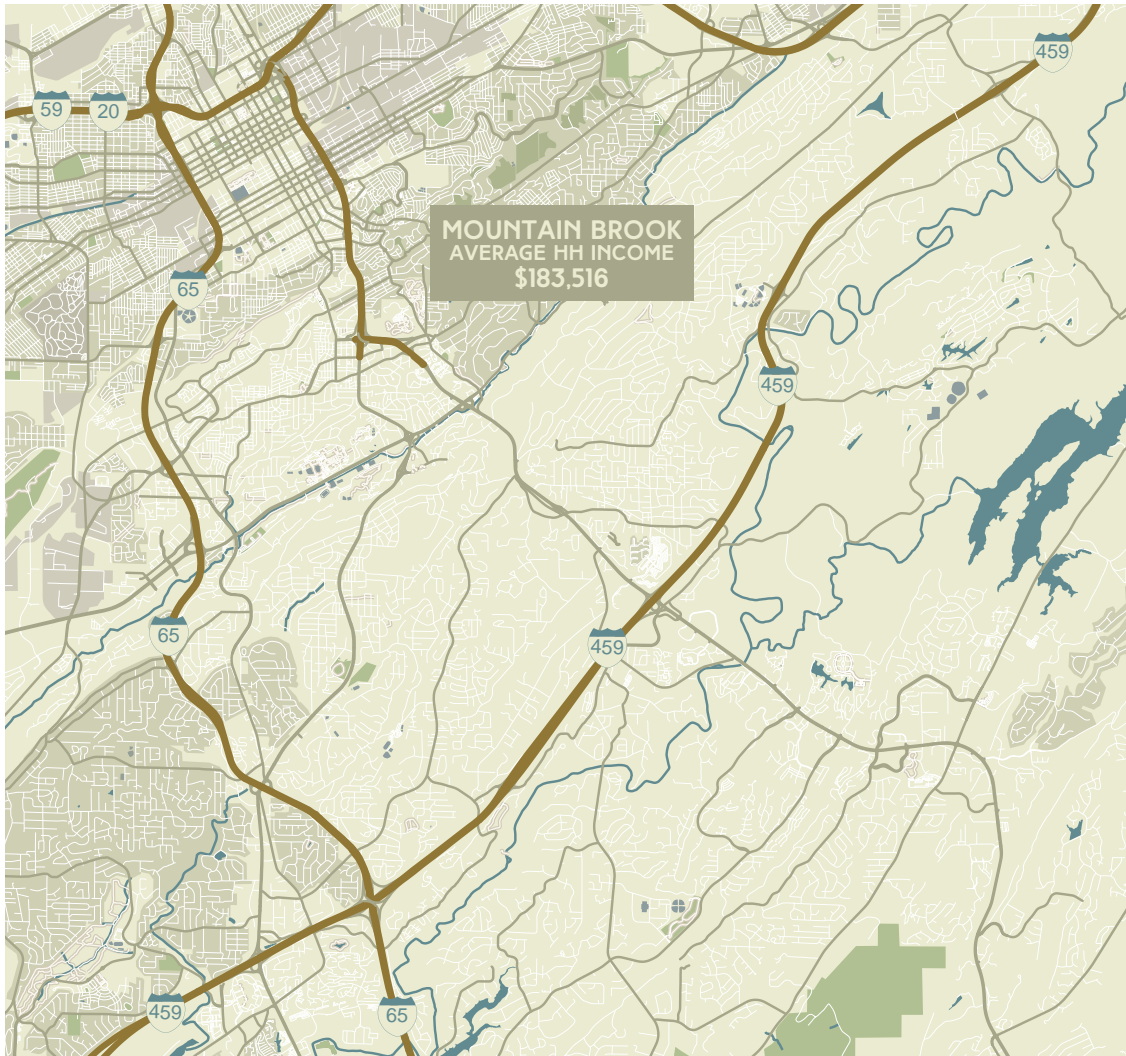
Birmingham named one of *America's 'most exciting' food cities* for 2017







LANE PARKE  
DEMOGRAPHICS



MARKET	POPULATION	HOUSEHOLDS	MEDIAN HH INCOME
Downtown / CBD	38,302	18,153	\$35,272
Mountain Brook	25,738	11,089	\$118,594
Homewood	23,360	9,665	\$59,082
Vestavia	40,670	17,770	\$89,378
Hoover	66,567	27,461	\$75,526
Highway 280/N Shelby Co.	35,458	14,589	\$95,694

*\*\*Demographic trade areas are approximate.*

### A BUILT-IN AUDIENCE WITH BUYING POWER

Lane Parke adjoins one of the most affluent neighborhoods in the country with a large concentration of buying power.

Mountain Brook residents provide a strong, captive audience that's just moments away.





## LANE PARKE SITE PLAN



### PHASE 1

SPACE	TENANT	SIZE
A1	Western Supermarkets	28,684 SF
A2	Revelator Coffee Company	1,643 SF
A3	A'Mano	2,433 SF
A4	Betsy Prince	2,632 SF
A5	Available	1,339 SF
A6	Swoop	1,750 SF
<b>BUILDING A TOTAL</b>		<b>38,845 SF</b>
BI	Kinnucan's Specialty Outfitter	8,494 SF
<b>BUILDING B TOTAL</b>		<b>8,494 SF</b>
C1	Char Bar	5,000 SF
C2	Midici Italian	3,413 SF
C3	Platinum Pilates	1,706 SF
C4A	Available	1,200 SF
C4B	Tulipano	1,792 SF
C5A	The Local Taco	2,499 SF
C6	Available	3,684 SF
<b>BUILDING C TOTAL</b>		<b>19,301 SF</b>
<b>PHASE 1 TOTAL</b>		<b>67,040 SF</b>

### PHASE 2

SPACE	TENANT	SIZE
D1	Available	6,698 SF
D2	Available	1,916 SF
D3	Available	1,500 SF
D4	Available	1,500 SF
D5	Available	1,500 SF
D6	Available	5,188 SF
D7	Available	3,460 SF
<b>BUILDING D TOTAL</b>		<b>21,762 SF</b>
E1	Regions Bank	4,441 SF
E2	Available	4,300 SF
E3	Available	1,450 SF
E4	Available	1,430 SF
E5	Available	1,440 SF
E6	Available	1,450 SF
E7	Available	2,800 SF
E8	Available	5,230 SF
<b>BUILDING E TOTAL</b>		<b>22,541 SF</b>
F1	Available	3,450 SF
<b>BUILDING F TOTAL</b>		<b>3,450 SF</b>
<b>PHASE 2 TOTAL</b>		<b>47,753 SF</b>

