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RETAIL/RESTAURANT SPACE FOR LEASE WITH DRIVE THRU

📍 Highway 119 Retail • Lyndon Drive and Cahaba Valley Rd (Hwy 119), Birmingham, AL 35242



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ACTIVELY PRE-LEASING – RETAIL/RESTAURANT SPACE FOR LEASE ENDCAP WITH DRIVE THRU AVAILABLE

PRICING: \$30/SF NNN

- Endcap Under LOI
- Endcap with Drive Thru Available
- Located adjacent to high traffic / busy retail area
- 9,246 SF planned center - 1,327 SF - 7,362 SF Available
- Excellent signage exposure from HWY 119
- Multiple ingress/egress points at the center



Population
1 mi. 4,563
3 mi. 38,141
5 mi. 72,098



**Daytime Business
Population**
approx. 44,250+
within 5 miles



Average HH Income
1 mi. \$91,555
3 mi. \$115,070
5 mi. \$114,837



Traffic Counts
approx. 18,400
vehicles / day at site
+/- 63,300 on Hwy 280

The information contained herein has been obtained from sources deemed reliable, however, HRS makes no guarantees, warranties or representation as to its completeness or accuracy thereof. The presentation of this property is submitted as proposed subject to errors, omissions, change of price or conditions, prior to sale or lease or withdrawal without notice. Need not be built.



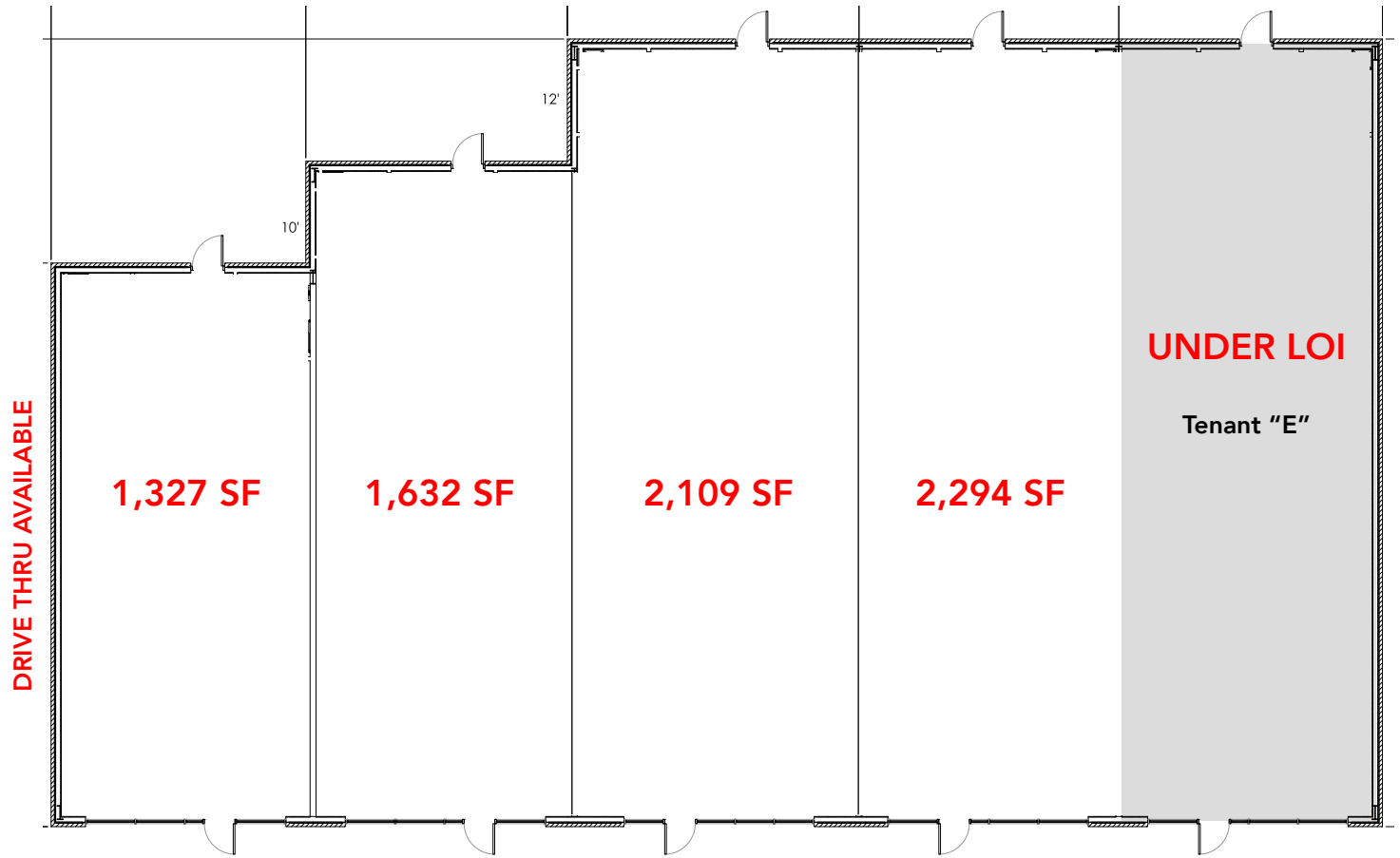
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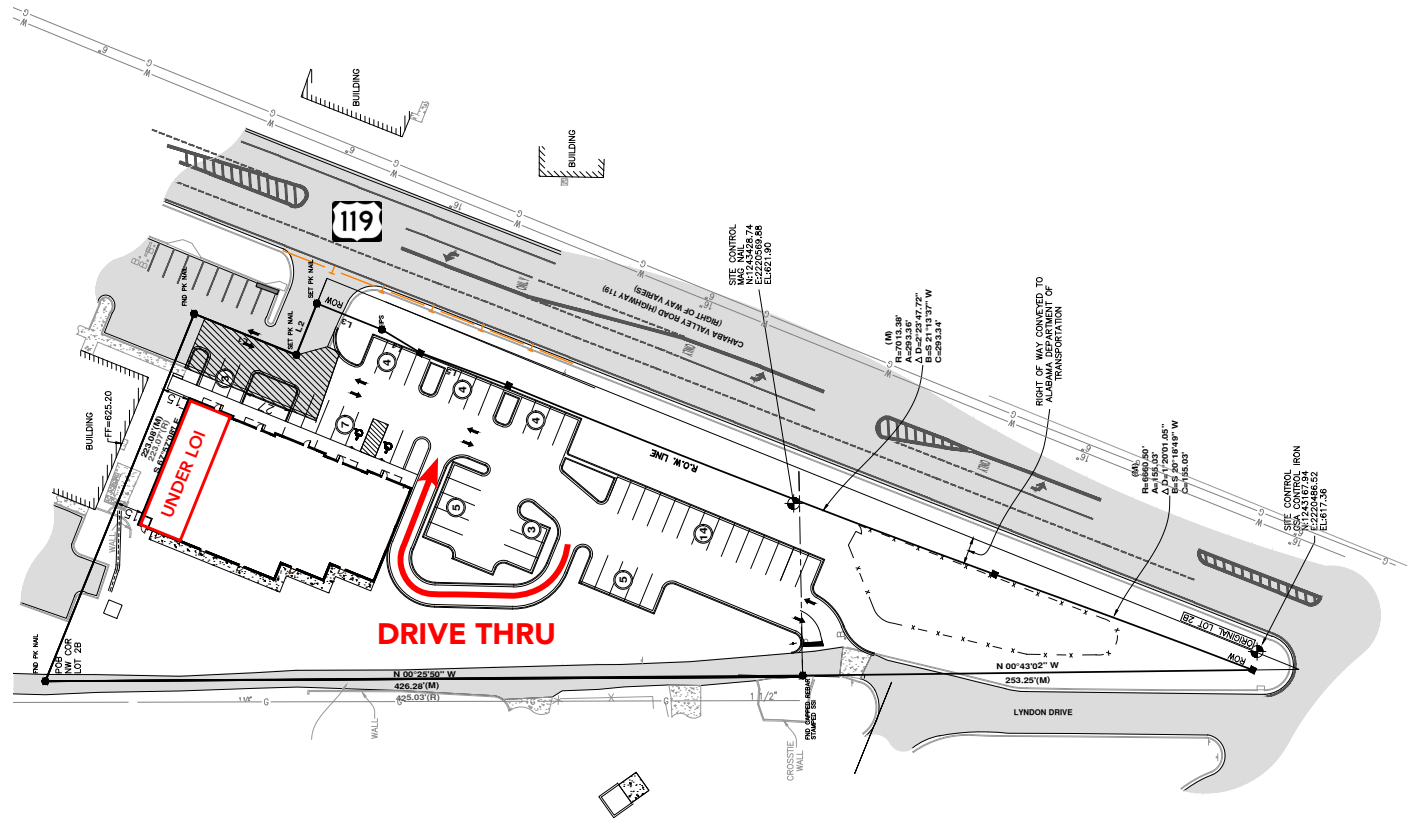
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