



retail SPECIALISTS




FOR LEASE

# RARE OPPORTUNITY FOR HIGHLY DESIRABLE CORNER IN LAKEVIEW ENTERTAINMENT DISTRICT

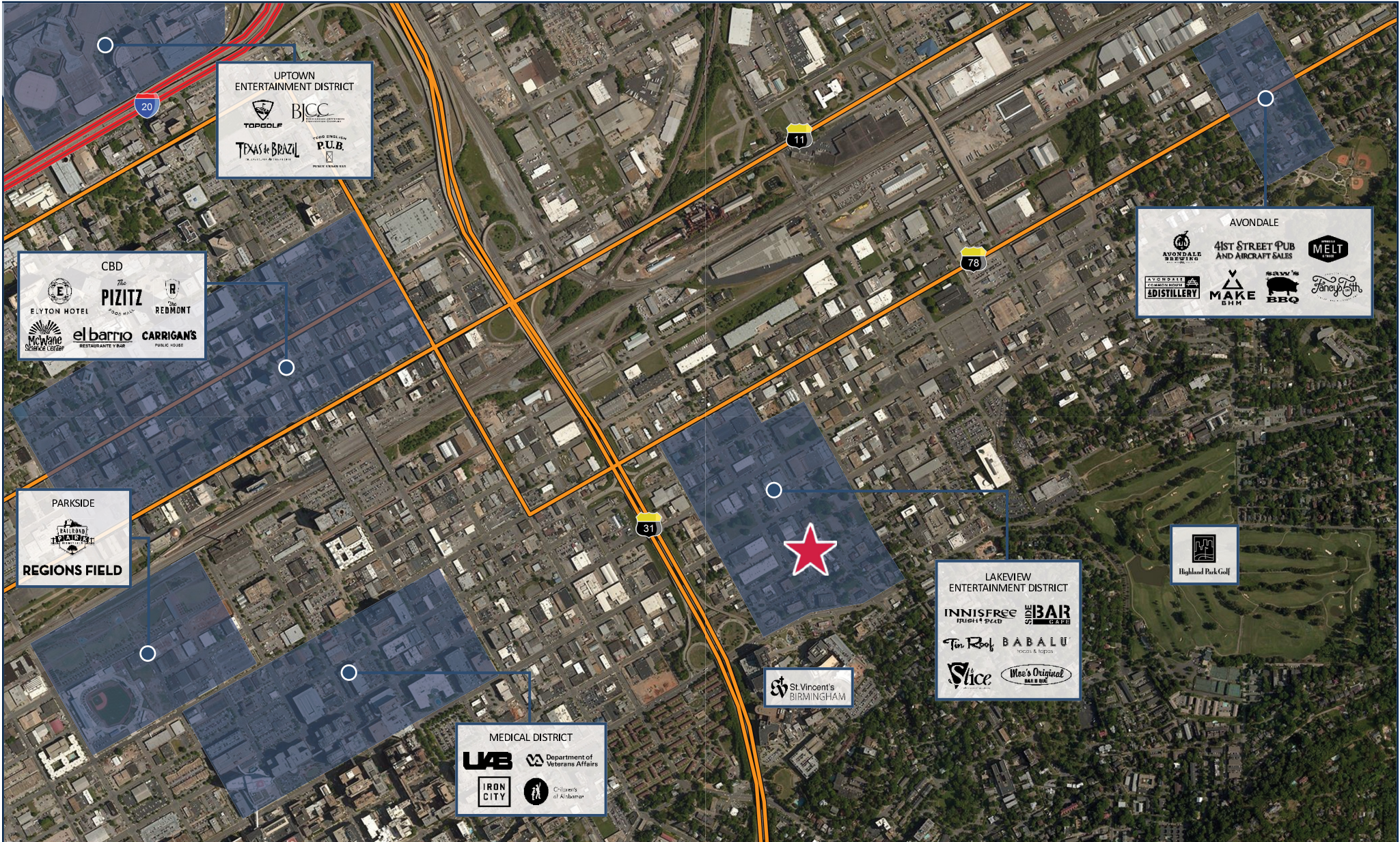
2839 7TH AVENUE SOUTH, BIRMINGHAM, ALABAMA 35233



- 5,300 +/- SF former restaurant with 14+ ft ceilings, outdoor seating, full size bar, garage doors for indoor/outdoor transition space, and multiple dining space options
- Highly desirable location in the Lakeview Entertainment District, one of Birmingham's most popular dining and nightlife destinations
- Situated between downtown Birmingham, Five Points South and historic Highland Park, Lakeview is easily accessible and home to multiple current and under construction housing units including Iron City Lofts (100 apartments), Metropolitan (262 apartments), and Lakeview Green (30 condos, 73 apartments) in addition to the 54 apartments located above 29Seven's ground-floor retail

 DAYTIME POP	 AVG HH INCOME	 TRAFFIC
137,072	\$ 74,855	25,500 (UNIVERSITY BLVD)

\*3 MILE RADIUS | SiteWise Pro



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