

6,000 SF FOR LEASE

FREESTANDING ALABASTER BUILDING

669 1ST ST SOUTHWEST, ALABASTER AL 35007

PROPERTY FOR LEASE



205.823.3030

TheRetailCompanies.com

PROPERTY PHOTO



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CALL FOR PRICING

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Real Estate Is Our Passion

1841 Montclair Lane, Suite 102

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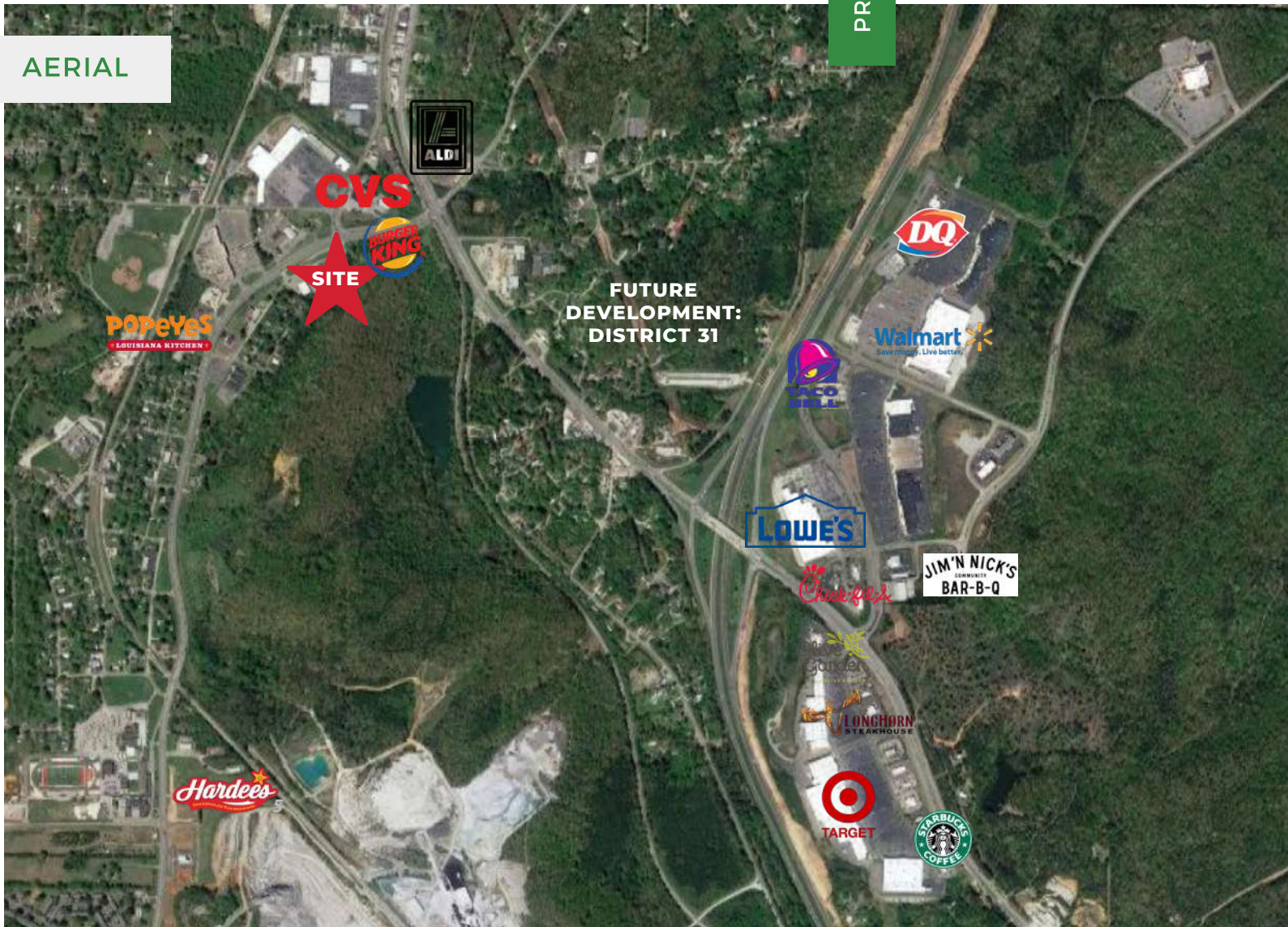
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AERIAL



QUICK FACTS

- Great finishes throughout
- Prime location along Hwy 119 in Alabaster with nearby major retail, dining, and hotels
- 34 parking spaces (5.3/1,000 sf)
- Close to Hwy 31 & I-65 with more than 25,000 VPD
- Can be subdivided

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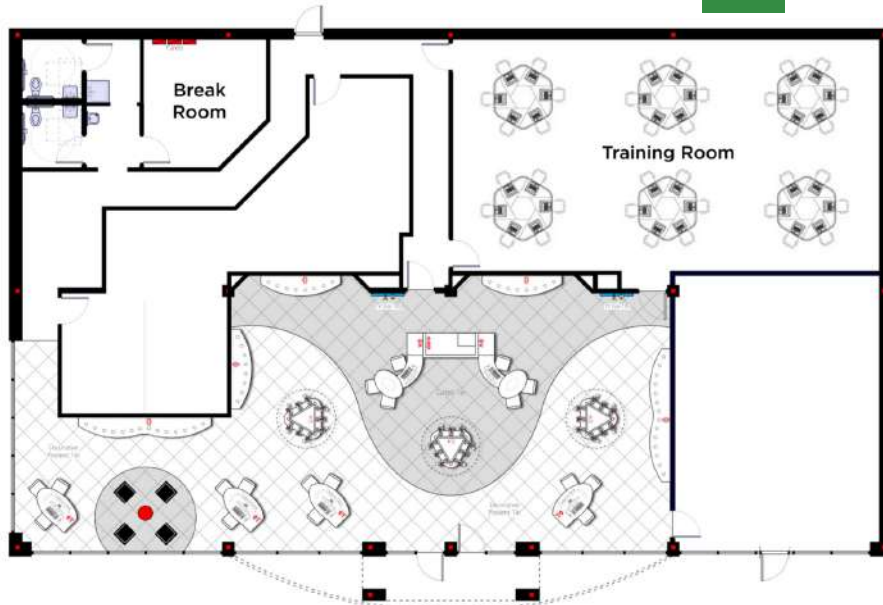
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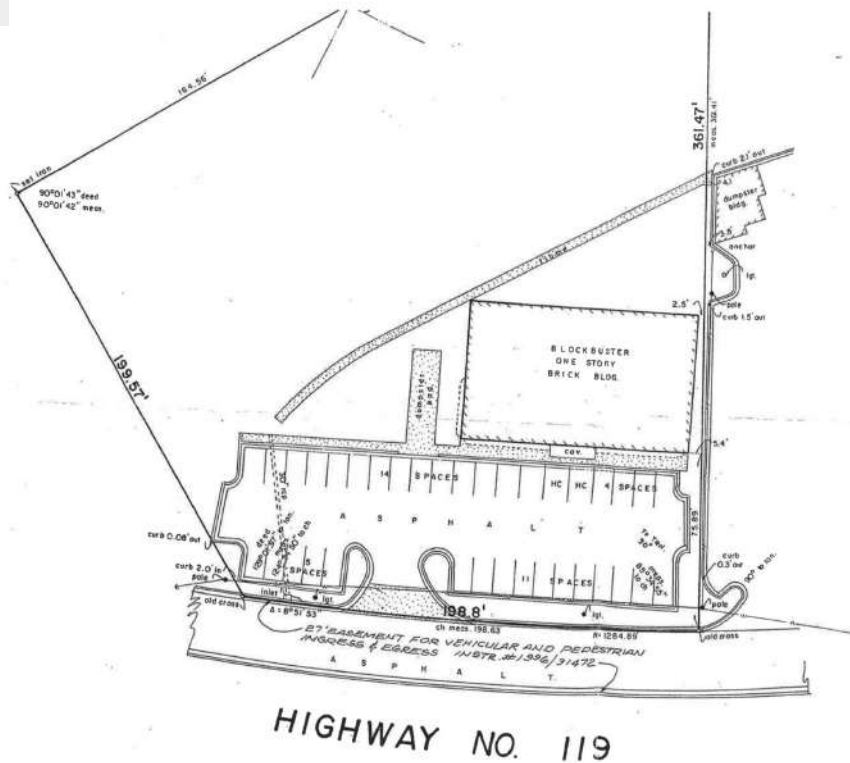
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SITE PLAN



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DEMOGRAPHICS

	1 mile	3 miles	5 miles
Population			
2000 Population	3,085	25,780	42,083
2010 Population	3,123	31,441	57,689
2019 Population	3,223	34,087	64,364
2024 Population	3,313	35,747	68,577
2000-2010 Annual Rate	0.12%	2.00%	3.20%
2010-2019 Annual Rate	0.34%	0.88%	1.19%
2019-2024 Annual Rate	0.55%	0.96%	1.28%
2019 Male Population	48.2%	48.8%	48.7%
2019 Female Population	51.8%	51.2%	51.3%
2019 Median Age	37.6	36.7	36.3
	1 mile	3 miles	5 miles
Mortgage Income			
2019 Percent of Income for Mortgage	11.7%	12.2%	11.9%
Median Household Income			
2019 Median Household Income	\$57,945	\$69,243	\$75,352
2024 Median Household Income	\$63,751	\$78,220	\$83,812
2019-2024 Annual Rate	1.93%	2.47%	2.15%
Average Household Income			
2019 Average Household Income	\$67,472	\$85,361	\$89,866
2024 Average Household Income	\$76,890	\$97,646	\$102,162
2019-2024 Annual Rate	2.65%	2.73%	2.60%
Per Capita Income			
2019 Per Capita Income	\$23,667	\$30,333	\$32,151
2024 Per Capita Income	\$26,878	\$34,621	\$36,403
2019-2024 Annual Rate	2.58%	2.68%	2.52%

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