

VARIOUS SIZES AVAILABLE FOR LEASE

# INTERSTATE 22 GUIN PROPERTY

5750 AL-44, GUIN, AL 35563

PROPERTY FOR SALE

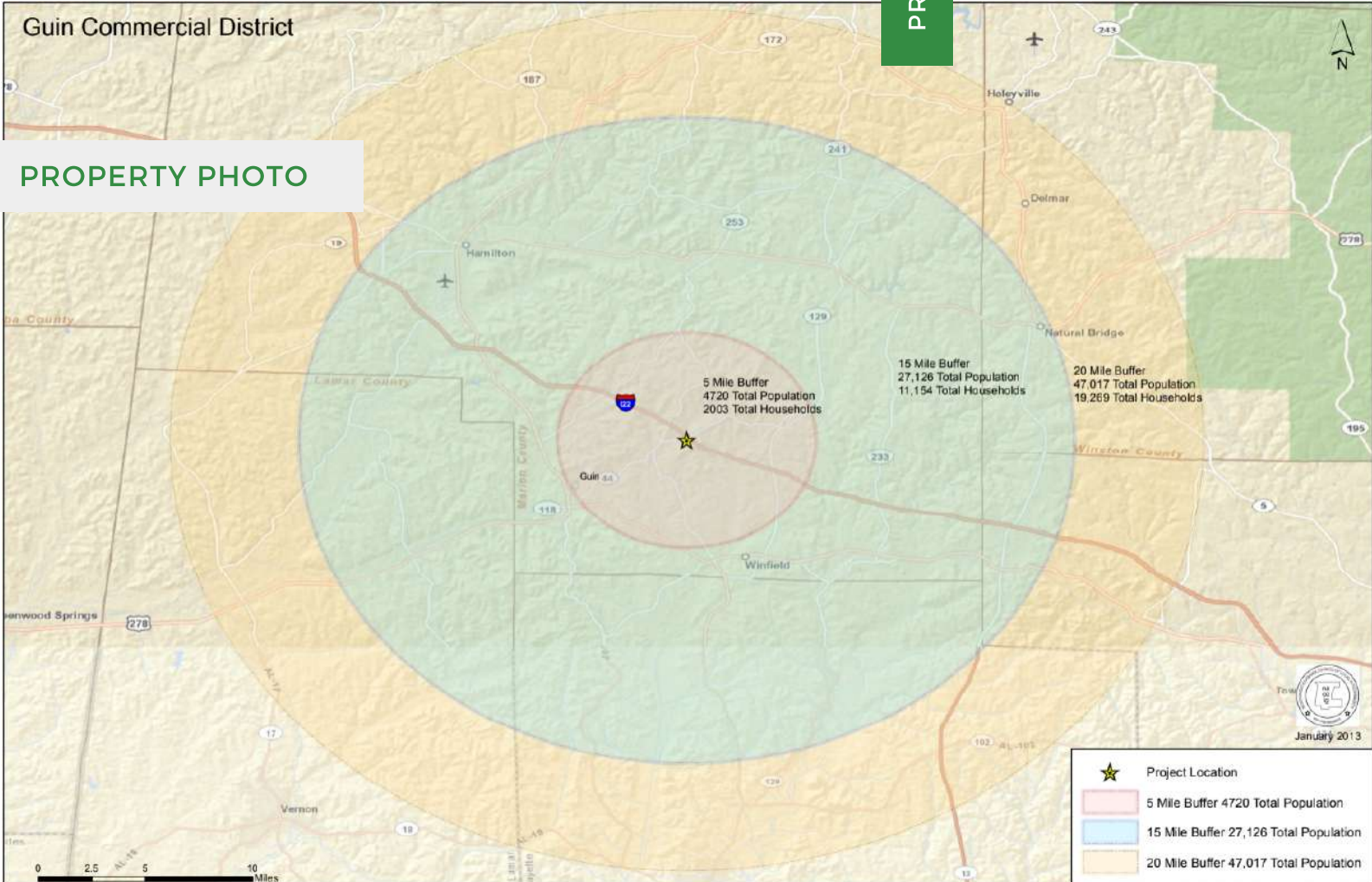


205.823.3030

TheRetailCompanies.com

Guin Commercial District

PROPERTY PHOTO



This information contained herein was obtained from sources deemed to be reliable; however The Retail Companies makes no guarantees, warranties, or representations as to the completeness or accuracy thereof.

CALL FOR PRICING

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**Real Estate Is Our Passion**

1841 Montclair Lane, Suite 102  
Birmingham, AL 35216

**Brooks Corr, CCIM**

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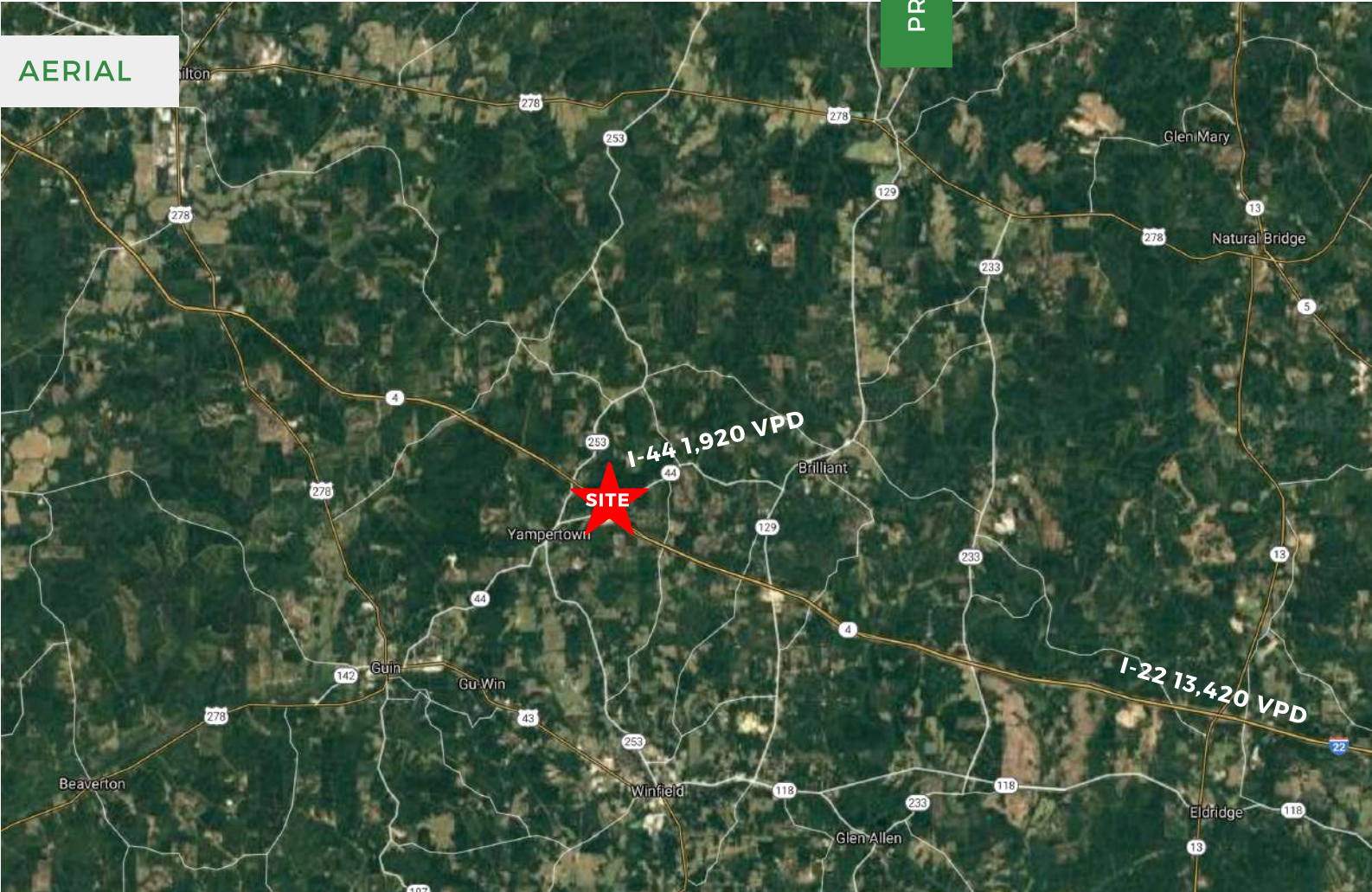


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## AERIAL



## QUICK FACTS

- Excellent synergy with new Holiday Inn
- Infrastructure in place for simplified construction
- High traffic access from Hwy 44 and I-22
- Flexible lot sizes to fit a Buyer's needs.

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## SITE PLAN



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## DEMOGRAPHICS

	5 miles	10 miles	15 miles
<b>Population</b>			
2000 Population	5,019	13,972	26,373
2010 Population	4,948	13,653	25,739
2019 Population	5,004	13,651	25,653
2024 Population	4,972	13,527	25,399
2000-2010 Annual Rate	-0.14%	-0.23%	-0.24%
2010-2019 Annual Rate	0.12%	0.00%	-0.04%
2019-2024 Annual Rate	-0.13%	-0.18%	-0.20%
2019 Male Population	48.6%	49.2%	50.0%
2019 Female Population	51.4%	50.8%	50.0%
2019 Median Age	45.8	45.5	45.4
<b>Mortgage Income</b>			
2019 Percent of Income for Mortgage	13.5%	12.8%	12.2%
<b>Median Household Income</b>			
2019 Median Household Income	\$40,353	\$39,997	\$38,344
2024 Median Household Income	\$46,205	\$44,161	\$41,286
2019-2024 Annual Rate	2.75%	2.00%	1.49%
<b>Average Household Income</b>			
2019 Average Household Income	\$60,857	\$59,697	\$58,226
2024 Average Household Income	\$68,487	\$67,178	\$65,026
2019-2024 Annual Rate	2.39%	2.39%	2.23%
<b>Per Capita Income</b>			
2019 Per Capita Income	\$26,133	\$25,035	\$24,024
2024 Per Capita Income	\$29,388	\$28,126	\$26,785
2019-2024 Annual Rate	2.38%	2.36%	2.20%

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