

Medical Office Space & Retail – FOR LEASE

900-2,350 sf in the Heart of Vestavia Hills

1841 Montclair Lane, Vestavia Hills, Alabama 35216



Bill Clements, CCIM

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Brooks Corr, CCIM

205.823.3080

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1841 Montclair Lane, Suite 102

Birmingham, AL 35216

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	One Mile	Three Mile	Five Mile
Population	6,561	65,819	173,570
Median Age	39.1	39.4	39.9
Households	2,864	27,410	75,342
Average HH Income	\$116,280	\$96,827	\$84,625
Traffic Count (Hwy 31)	32,510 VPD		

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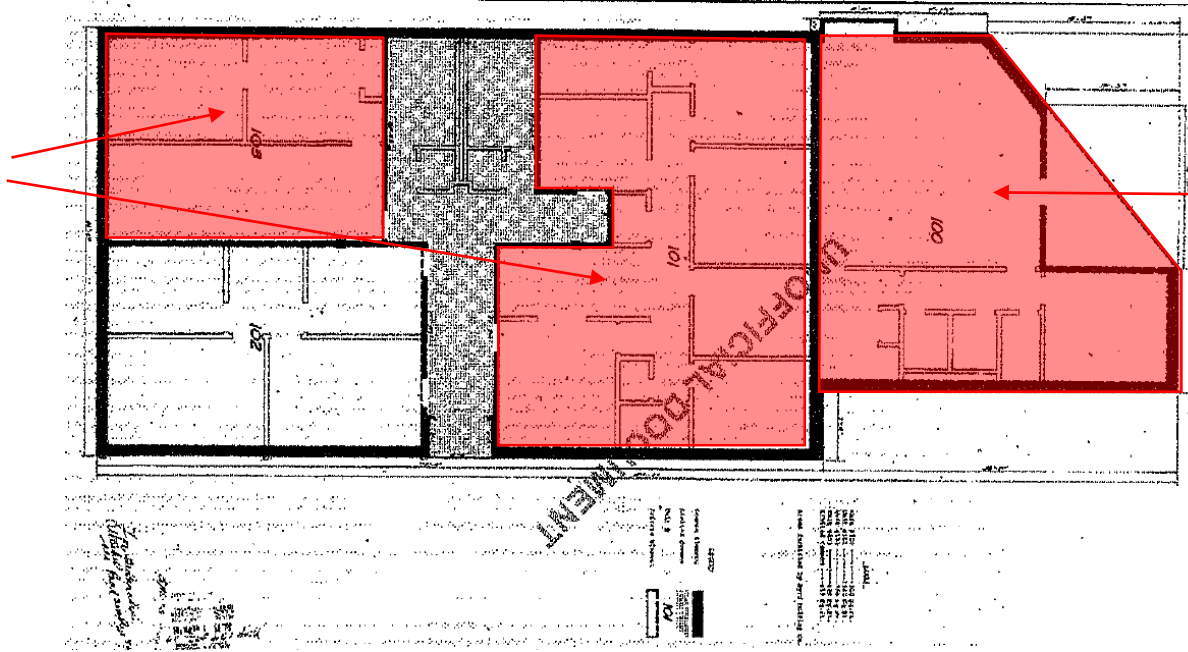
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Suite 101: 2,350 SF;
Medical office currently
outfit for **dentist office**



Suite 100: 900 SF; Retail
Space or Office – equipped
with **Drive Thru window**



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