



2703 NINETEENTH

2703 19TH PLACES | HOMEWOOD, AL



Elevated Retail. Distinctly Homewood.



AVAILABILITY

1,097 - 3,471 SF

CONTACT

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PROPERTY OVERVIEW

Homewood's Next Chapter in Street-Level Retail.

- Endcap with Patio and Courtyard Seating Available
- Iconic retail space available in Homewood's most desired retail district
- Prime downtown location within Birmingham's most walkable, boutique-driven suburb.
- Private rear parking lot + street parking.
- New construction with the added benefit of rare additional basement storage space.
- Affluent demographic profile with consistent demand for boutique and experiential retail.
- Entire upstairs is leased to Twin Construction, a residential building company known for high-quality, client-focused remodels, renovations, and new builds.

SURROUNDING TENANTS



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2703 19th Place S | Homewood, AL

FOR LEASE





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BASEMENT STORAGE



1 Area Plan - Basement
10.1 3/18" x 11-0"
4'-0" 10'-0" 24'-0"
2' 8'-0" 24'-0"

HOMEWOOD, AL

Homewood is a city in southeastern Jefferson County, Alabama, United States. It is a suburb of Birmingham, located on the other side of Red Mountain due south of the city center. As of 2019 the estimated population was 25,377. Homewood is an affluent commuter suburb with cafes, casual restaurants, and independent boutiques clustered around the quaint 18th Street, SoHo Square, and Edgewood business districts. The city of Homewood is a community rich in tradition & pride while remaining focused on future success, innovation & progress for all of its citizens. Homewood has been voted as one of the Best Places to Live in Alabama and has one of the highest population densities in Alabama. It is also home to Red Mountain Park, with a network of hiking and mountain biking trails, plus a zip-line course and a rock climbing tower. Samford University is Alabama's top-ranked private university. In 1841, the university was founded as Howard College. Samford University is the 87th oldest institution of higher learning in the United States. The university enrolls 5,729 students from 47 states and 30 countries.



Click to View "This is Homewood" Video

Executive Summary

2703 19th Pl S, Birmingham, Alabama, 35209

Rings: 1, 3, 5 mile radii



	1 mile	3 miles	5 miles
Population			
2010 Population	9,251	76,197	177,833
2020 Population	10,100	78,971	180,682
2025 Population	10,013	82,104	183,548
2030 Population	9,932	84,413	186,720
2010-2020 Annual Rate	0.88%	0.36%	0.16%
2020-2025 Annual Rate	-0.16%	0.74%	0.30%
2025-2030 Annual Rate	-0.16%	0.56%	0.34%
Age			
2025 Median Age	33.4	33.2	35.9
U.S. median age is 39.1			
Race and Ethnicity			
White Alone	74.4%	65.2%	57.2%
Black Alone	14.0%	23.2%	32.5%
American Indian Alone	0.1%	0.3%	0.3%
Asian Alone	3.2%	4.0%	3.2%
Pacific Islander Alone	0.2%	0.1%	0.1%
Some Other Race Alone	1.5%	2.2%	2.2%
Two or More Races	6.6%	5.1%	4.5%
Hispanic Origin	5.3%	5.5%	4.8%
Diversity Index	48.0	56.7	60.3
Households			
2010 Total Households	4,610	34,096	76,920
2020 Total Households	4,823	35,593	79,026
2025 Total Households	4,833	36,765	80,338
2030 Total Households	4,801	38,389	82,447
2010-2020 Annual Rate	0.45%	0.43%	0.27%
2020-2025 Annual Rate	0.04%	0.62%	0.31%
2025-2030 Annual Rate	-0.13%	0.87%	0.52%
2025 Average Household Size	1.94	2.00	2.13
Wealth Index	136	106	103

 **Source:** Esri forecasts for 2025 and 2030. U.S. Census 2010 and 2020 Census data converted by Esri into 2020 geography.

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	1 mile	3 miles	5 miles
Mortgage Income			
2025 Percent of Income for Mortgage	42.1%	47.0%	39.5%
Median Household Income			
2025 Median Household Income	\$97,894	\$71,777	\$69,022
2030 Median Household Income	\$117,342	\$81,368	\$78,374
2025-2030 Annual Rate	3.69%	2.54%	2.57%
Average Household Income			
2025 Average Household Income	\$161,183	\$129,890	\$121,750
2030 Average Household Income	\$171,869	\$137,609	\$131,700
Per Capita Income			
2025 Per Capita Income	\$70,760	\$58,527	\$53,519
2030 Per Capita Income	\$75,520	\$62,739	\$58,385
2025-2030 Annual Rate	1.31%	1.40%	1.76%
Income Equality			
2025 Gini Index	50.2	52.1	53.5
Socioeconomic Status			
2025 Socioeconomic Status Index	61.6	56.6	52.3
Housing Unit Summary			
Housing Affordability Index	58	51	60
2010 Total Housing Units	5,369	40,323	90,294
2010 Owner Occupied Hus (%)	52.0%	45.9%	51.6%
2010 Renter Occupied Hus (%)	48.0%	54.1%	48.4%
2010 Vacant Housing Units (%)	14.1%	15.4%	14.8%
2020 Housing Units	5,325	40,765	90,036
2020 Owner Occupied HUs (%)	52.2%	45.2%	49.7%
2020 Renter Occupied HUs (%)	47.8%	54.8%	50.3%
Vacant Housing Units	9.3%	12.7%	12.3%
2025 Housing Units	5,331	42,521	92,183
Owner Occupied Housing Units	51.2%	43.5%	48.6%
Renter Occupied Housing Units	48.8%	56.5%	51.4%
Vacant Housing Units	9.3%	13.5%	12.8%
2030 Total Housing Units	5,338	43,618	93,772
2030 Owner Occupied Housing Units	2,450	16,009	39,158
2030 Renter Occupied Housing Units	2,351	22,380	43,288
2030 Vacant Housing Units	537	5,229	11,325

 **Source:** Esri forecasts for 2025 and 2030. U.S. Census 2010 and 2020 Census data converted by Esri into 2020 geography.

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