

2,200 SF FOR LEASE

30 PLAZA LANE - OXFORD WALMART

30 PLAZA LANE OXFORD, AL 36203

FOR SALE OR LEASE



The
**Retail
Companies**
Real Estate Is Our Passion.

205.823.3030
www.TheRetailCompanies.com

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.

SALE PRICING: \$499,000
CALL FOR LEASE PRICING

Bill Clements, CCIM
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205.823.3070

Real Estate Is Our Passion
1841 Montclair Lane, Suite 102
Birmingham, AL 35216

Brooks Corr, CCIM
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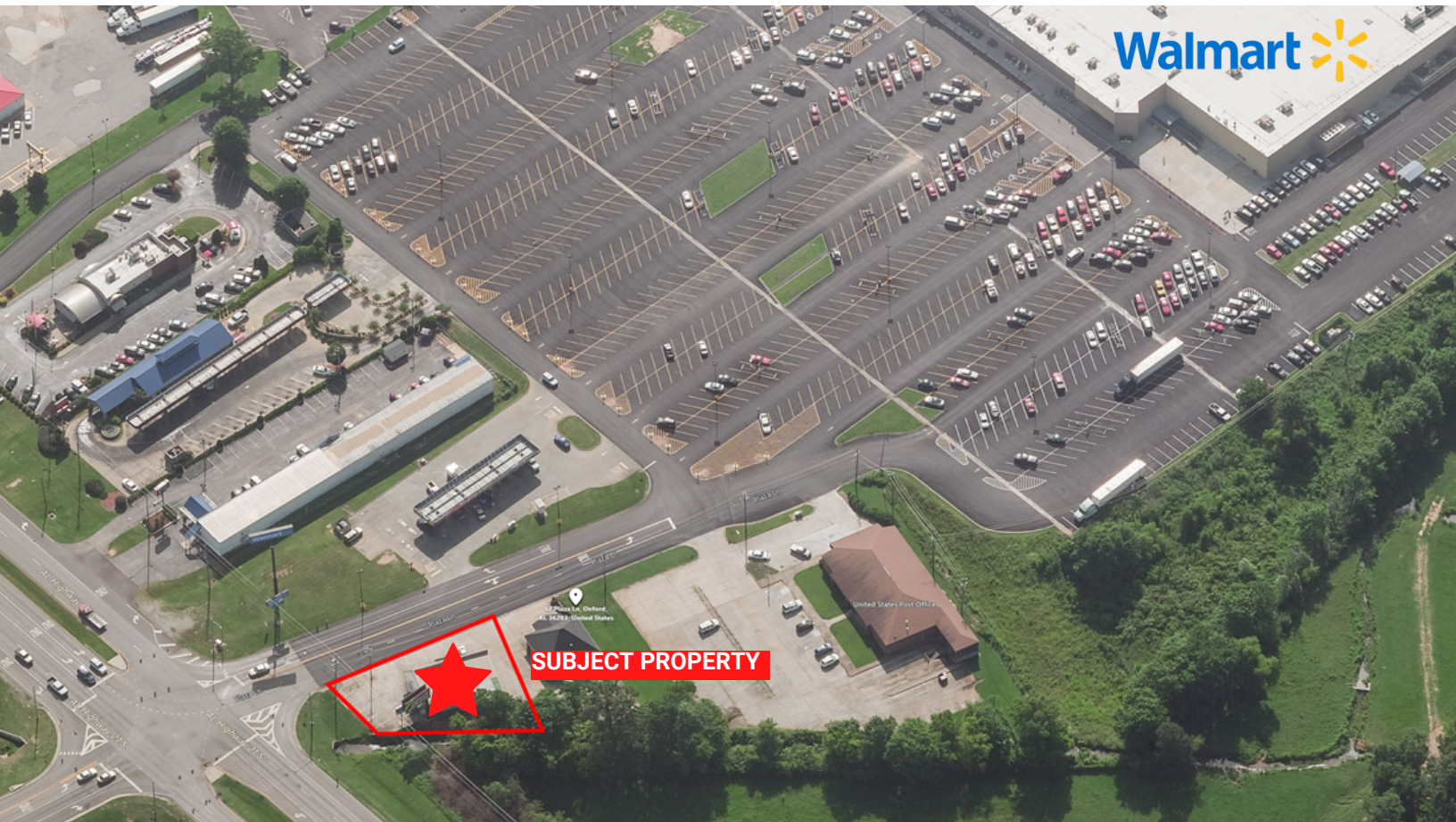
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SITE AERIAL



QUICK FACTS

- Great opportunity ideally located as an outparcel to Walmart Supercenter
- Pylon signage available
- Excellent visibility from Highway 21, one of the city's most active retail corridors

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MARKET AERIAL



TRAFFIC COUNTS

I-20: 41,298 VPD

Hwy 21: 15,187 VPD

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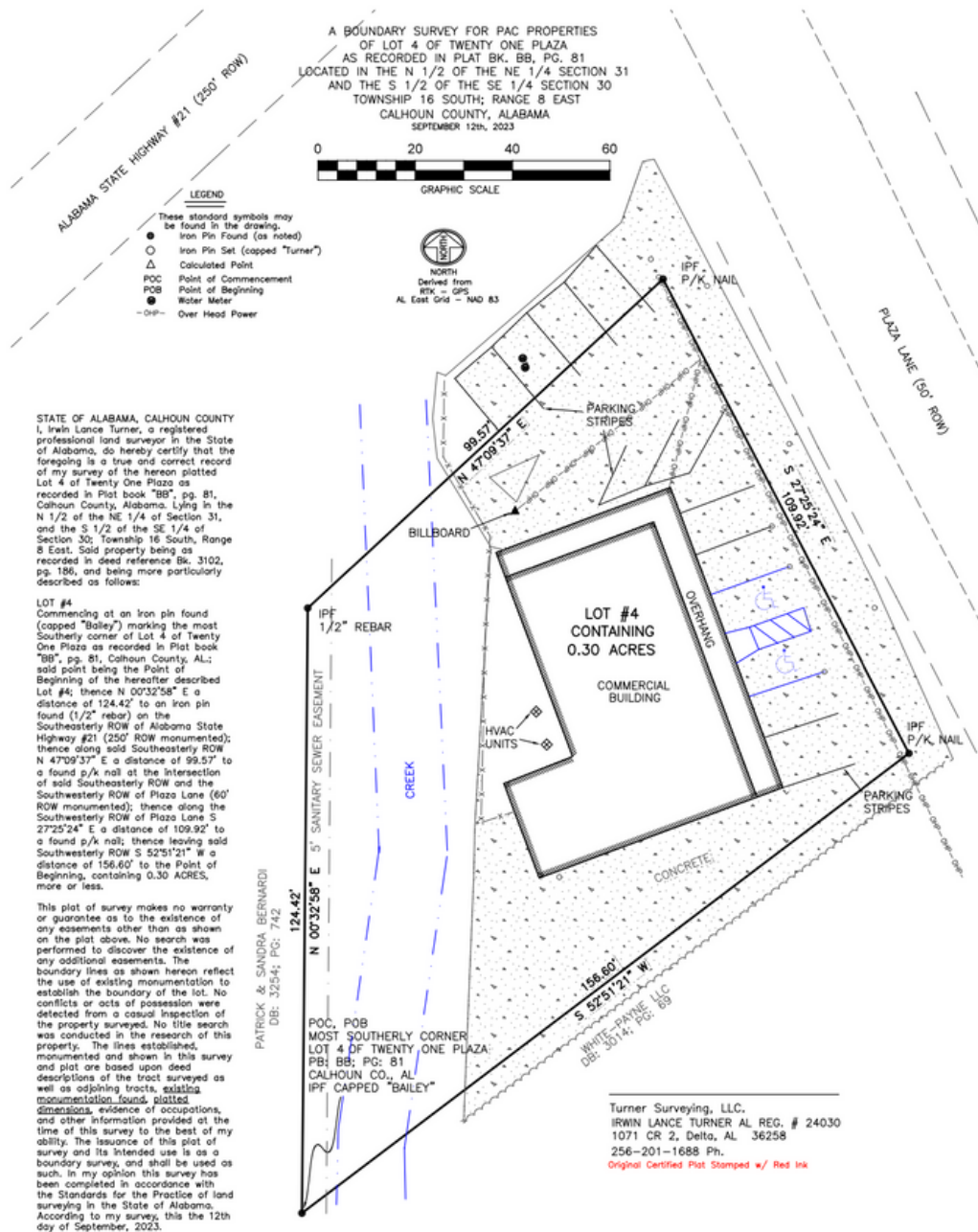


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SURVEY



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DEMOGRAPHICS

	1 mile	3 miles	5 miles
Population			
2010 Population	2,111	18,331	42,415
2020 Population	1,963	18,357	41,157
2022 Population	1,964	18,065	40,823
2027 Population	1,971	17,782	40,407
2010-2020 Annual Rate	-0.72%	0.01%	-0.30%
2020-2022 Annual Rate	0.02%	-0.71%	-0.36%
2022-2027 Annual Rate	0.07%	-0.32%	-0.20%
2022 Male Population	47.8%	48.9%	49.0%
2022 Female Population	52.2%	51.1%	51.0%
2022 Median Age	42.3	39.9	41.9

In the identified area, the current year population is 40,823. In 2020, the Census count in the area was 41,157. The rate of change since 2020 was -0.36% annually. The five-year projection for the population in the area is 40,407 representing a change of -0.20% annually from 2022 to 2027. Currently, the population is 49.0% male and 51.0% female.

Median Age

The median age in this area is 41.9, compared to U.S. median age of 38.9.

Race and Ethnicity

2022 White Alone	56.8%	60.8%	60.2%
2022 Black Alone	26.6%	26.4%	28.9%
2022 American Indian/Alaska Native Alone	0.7%	0.4%	0.4%
2022 Asian Alone	1.5%	1.9%	1.5%
2022 Pacific Islander Alone	0.1%	0.1%	0.1%
2022 Other Race	6.8%	4.1%	3.3%
2022 Two or More Races	7.5%	6.3%	5.6%
2022 Hispanic Origin (Any Race)	11.1%	7.4%	6.3%

Persons of Hispanic origin represent 6.3% of the population in the identified area compared to 19.0% of the U.S. population. Persons of Hispanic Origin may be of any race. The Diversity Index, which measures the probability that two people from the same area will be from different race/ethnic groups, is 60.3 in the identified area, compared to 71.6 for the U.S. as a whole.

Households

2022 Wealth Index	45	66	64
2010 Households	750	7,397	17,187
2020 Households	720	7,524	16,848
2022 Households	723	7,444	16,726
2027 Households	725	7,361	16,612
2010-2020 Annual Rate	-0.41%	0.17%	-0.20%
2020-2022 Annual Rate	0.18%	-0.47%	-0.32%
2022-2027 Annual Rate	0.06%	-0.22%	-0.14%
2022 Average Household Size	2.43	2.35	2.34

The household count in this area has changed from 16,848 in 2020 to 16,726 in the current year, a change of -0.32% annually. The five-year projection of households is 16,612, a change of -0.14% annually from the current year total. Average household size is currently 2.34, compared to 2.34 in the year 2020. The number of families in the current year is 10,738 in the specified area.

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Mortgage Income			
2022 Percent of Income for Mortgage	25.8%	14.8%	14.5%
Median Household Income			
2022 Median Household Income	\$32,565	\$59,462	\$53,939
2027 Median Household Income	\$46,085	\$68,216	\$61,538
2022-2027 Annual Rate	7.19%	2.78%	2.67%
Average Household Income			
2022 Average Household Income	\$61,438	\$78,246	\$73,834
2027 Average Household Income	\$70,995	\$88,669	\$84,448
2022-2027 Annual Rate	2.93%	2.53%	2.72%
Per Capita Income			
2022 Per Capita Income	\$23,014	\$31,832	\$30,316
2027 Per Capita Income	\$26,468	\$36,207	\$34,782
2022-2027 Annual Rate	2.84%	2.61%	2.79%

Current median household income is \$53,939 in the area, compared to \$72,414 for all U.S. households. Median household income is projected to be \$61,538 in five years, compared to \$84,445 for all U.S. households

Current average household income is \$73,834 in this area, compared to \$105,029 for all U.S. households. Average household income is projected to be \$84,448 in five years, compared to \$122,155 for all U.S. households

Current per capita income is \$30,316 in the area, compared to the U.S. per capita income of \$40,363. The per capita income is projected to be \$34,782 in five years, compared to \$47,064 for all U.S. households

Housing			
2022 Housing Affordability Index	100	175	178
2010 Total Housing Units	871	8,212	19,473
2010 Owner Occupied Housing Units	354	4,618	11,301
2010 Renter Occupied Housing Units	397	2,779	5,886
2010 Vacant Housing Units	121	815	2,286
2020 Total Housing Units	844	8,391	19,355
2020 Vacant Housing Units	124	867	2,507
2022 Total Housing Units	852	8,367	19,353
2022 Owner Occupied Housing Units	402	4,634	11,063
2022 Renter Occupied Housing Units	321	2,810	5,663
2022 Vacant Housing Units	129	923	2,627
2027 Total Housing Units	860	8,285	19,242
2027 Owner Occupied Housing Units	413	4,636	11,140
2027 Renter Occupied Housing Units	312	2,724	5,472
2027 Vacant Housing Units	135	924	2,630

Currently, 57.2% of the 19,353 housing units in the area are owner occupied; 29.3%, renter occupied; and 13.6% are vacant. Currently, in the U.S., 58.2% of the housing units in the area are owner occupied; 31.8% are renter occupied; and 10.0% are vacant. In 2020, there were 19,355 housing units in the area and 13.0% vacant housing units. The annual rate of change in housing units since 2020 is 0.00%. Median home value in the area is \$148,640, compared to a median home value of \$283,272 for the U.S. In five years, median value is projected to change by 5.87% annually to \$197,720.

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