

13,813 SF BUILDING ON 1.2 ACRES FOR SALE

PARKWAY PROMENADE

1301 CENTER POINT PARKWAY BIRMINGHAM, AL 35215

PROPERTY FOR SALE



205.823.3030

TheRetailCompanies.com



PROPERTY PHOTOS



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 PRICE \$500,000

Bill Clements, CCIM

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Real Estate Is Our Passion

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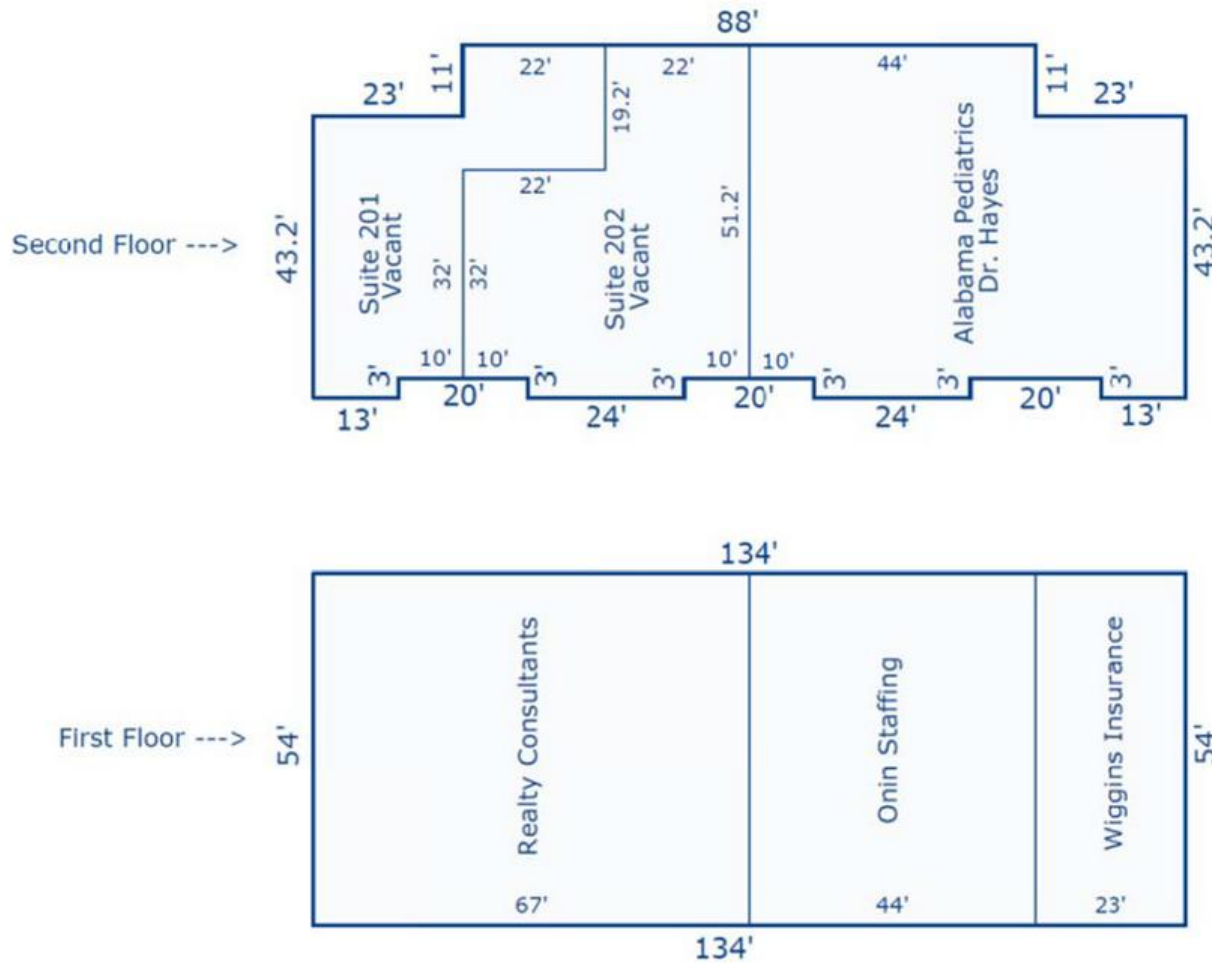
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SITE PLAN



QUICK FACTS

- Parkway Promenade is a two-story retail/office building that was constructed in 1989.
- This building contains six retail/office suites in 13,813 square feet of gross building area, all of which is leasable area.
- Located on Center Point Parkway.

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AERIAL



TRAFFIC COUNTS

- 30,570 vpd Center Point Parkway

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DEMOGRAPHICS

	1 mile	3 miles	5 miles
Population			
2000 Population	9,239	58,330	99,790
2010 Population	9,211	59,069	99,625
2020 Population	9,222	58,385	99,546
2025 Population	9,209	58,286	99,612
2000-2010 Annual Rate	-0.03%	0.13%	-0.02%
2010-2020 Annual Rate	0.01%	-0.11%	-0.01%
2020-2025 Annual Rate	-0.03%	-0.03%	0.01%
2020 Male Population	45.7%	45.9%	46.2%
2020 Female Population	54.3%	54.1%	53.8%
2020 Median Age	34.4	36.5	37.5

In the identified area, the current year population is 99,546. In 2010, the Census count in the area was 99,625. The rate of change since 2010 was -0.01% annually. The five-year projection for the population in the area is 99,612 representing a change of 0.01% annually from 2020 to 2025. Currently, the population is 46.2% male and 53.8% female.

Median Age

The median age in this area is 34.4, compared to U.S. median age of 38.5.

Race and Ethnicity

	1 mile	3 miles	5 miles
2020 White Alone	21.2%	27.3%	37.1%
2020 Black Alone	73.3%	68.2%	58.0%
2020 American Indian/Alaska Native Alone	0.2%	0.2%	0.2%
2020 Asian Alone	0.5%	0.7%	0.9%
2020 Pacific Islander Alone	0.0%	0.1%	0.1%
2020 Other Race	3.3%	2.0%	2.1%
2020 Two or More Races	1.4%	1.6%	1.6%
2020 Hispanic Origin (Any Race)	5.4%	3.4%	3.5%

Persons of Hispanic origin represent 3.5% of the population in the identified area compared to 18.8% 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 55.8 in the identified area, compared to 65.1 for the U.S. as a whole.

Households

	1 mile	3 miles	5 miles
2020 Wealth Index	42	58	66
2000 Households	3,905	23,027	38,913
2010 Households	3,609	22,802	38,589
2020 Total Households	3,553	22,432	38,557
2025 Total Households	3,531	22,337	38,527
2000-2010 Annual Rate	-0.79%	-0.10%	-0.08%
2010-2020 Annual Rate	-0.15%	-0.16%	-0.01%
2020-2025 Annual Rate	-0.12%	-0.08%	-0.02%
2020 Average Household Size	2.59	2.59	2.55

The household count in this area has changed from 38,589 in 2010 to 38,557 in the current year, a change of -0.01% annually. The five-year projection of households is 38,527, a change of -0.02% annually from the current year total. Average household size is currently 2.55, compared to 2.55 in the year 2010. The number of families in the current year is 26,110 in the specified area.

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Mortgage Income			
2020 Percent of Income for Mortgage	9.3%	9.6%	10.2%
Median Household Income			
2020 Median Household Income	\$42,001	\$51,380	\$52,408
2025 Median Household Income	\$43,647	\$53,731	\$55,144
2020-2025 Annual Rate	0.77%	0.90%	1.02%
Average Household Income			
2020 Average Household Income	\$52,977	\$65,046	\$68,117
2025 Average Household Income	\$56,236	\$70,543	\$74,693
2020-2025 Annual Rate	1.20%	1.64%	1.86%
Per Capita Income			
2020 Per Capita Income	\$20,320	\$25,067	\$26,205
2025 Per Capita Income	\$21,463	\$27,104	\$28,676
2020-2025 Annual Rate	1.10%	1.57%	1.82%

Households by Income

Current median household income is \$52,408 in the area, compared to \$62,203 for all U.S. households. Median household income is projected to be \$55,144 in five years, compared to \$67,325 for all U.S. households

Current average household income is \$68,117 in this area, compared to \$90,054 for all U.S. households. Average household income is projected to be \$74,693 in five years, compared to \$99,510 for all U.S. households

Current per capita income is \$26,205 in the area, compared to the U.S. per capita income of \$34,136. The per capita income is projected to be \$28,676 in five years, compared to \$37,691 for all U.S. households

Housing

	1 mile	3 miles	5 miles
2020 Housing Affordability Index	262	253	239
2000 Total Housing Units	4,219	24,409	41,565
2000 Owner Occupied Housing Units	2,538	16,698	28,800
2000 Renter Occupied Housing Units	1,367	6,329	10,112
2000 Vacant Housing Units	314	1,382	2,653
2010 Total Housing Units	4,229	25,531	43,373
2010 Owner Occupied Housing Units	2,166	15,185	26,484
2010 Renter Occupied Housing Units	1,443	7,617	12,105
2010 Vacant Housing Units	620	2,729	4,784
2020 Total Housing Units	4,254	25,633	43,918
2020 Owner Occupied Housing Units	2,017	14,425	25,507
2020 Renter Occupied Housing Units	1,535	8,006	13,050
2020 Vacant Housing Units	701	3,201	5,361
2025 Total Housing Units	4,263	25,710	44,115
2025 Owner Occupied Housing Units	1,998	14,322	25,412
2025 Renter Occupied Housing Units	1,533	8,015	13,115
2025 Vacant Housing Units	732	3,373	5,588

Currently, 58.1% of the 43,918 housing units in the area are owner occupied; 29.7%, renter occupied; and 12.2% are vacant. Currently, in the U.S., 56.4% of the housing units in the area are owner occupied; 32.3% are renter occupied; and 11.3% are vacant. In 2010, there were 43,373 housing units in the area - 61.1% owner occupied, 27.9% renter occupied, and 11.0% vacant. The annual rate of change in housing units since 2010 is 0.56%. Median home value in the area is \$128,091, compared to a median home value of \$235,127 for the U.S. In five years, median value is projected to change by 1.10% annually to \$135,272.

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