

1,200 - 8,200 SF FOR LEASE

SHADES MOUNTAIN PLAZA

770 SHADES MOUNTAIN PLAZA, HOOVER, AL 35226

PROPERTY FOR LEASE



205.823.3030

TheRetailCompanies.com

PROPERTY PHOTO



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CALL FOR PRICING

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Real Estate Is Our Passion

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AERIAL



QUICK FACTS

- Grocery anchored property with a pharmacy and US post office as co-tenants
- Ample well list parking surrounded by well established neighborhoods
- Surrounding high occupancy with rare vacancies throughout
- A variety of floor plans available for a variety of uses

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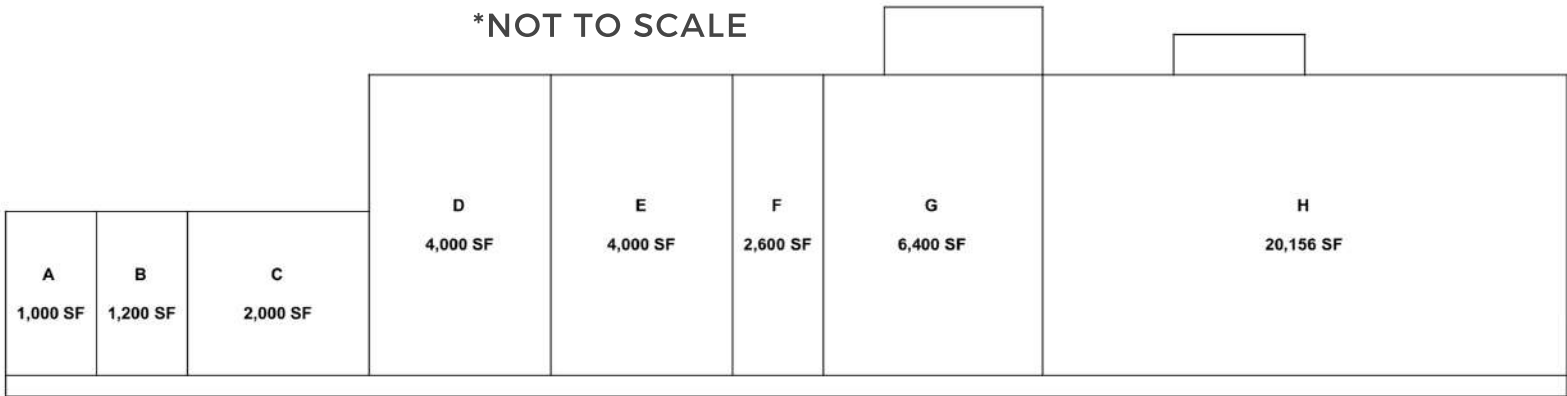
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SITE PLAN

*NOT TO SCALE



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DEMOGRAPHICS

	1 mile	3 miles	5 miles
Population			
2000 Population	5,842	36,002	128,870
2010 Population	6,485	41,591	140,012
2019 Population	6,454	44,960	146,279
2024 Population	6,556	46,081	149,141
2000-2010 Annual Rate	1.05%	1.45%	0.83%
2010-2019 Annual Rate	-0.05%	0.85%	0.47%
2019-2024 Annual Rate	0.31%	0.49%	0.39%
2019 Male Population	48.1%	48.1%	47.4%
2019 Female Population	51.9%	51.9%	52.6%
2019 Median Age	39.1	38.4	36.3
Mortgage Income			
2019 Percent of Income for Mortgage	13.4%	16.8%	21.2%
Median Household Income			
2019 Median Household Income	\$85,801	\$81,111	\$62,287
2024 Median Household Income	\$93,787	\$90,069	\$70,675
2019-2024 Annual Rate	1.80%	2.12%	2.56%
Average Household Income			
2019 Average Household Income	\$100,930	\$105,704	\$93,643
2024 Average Household Income	\$113,128	\$119,688	\$105,843
2019-2024 Annual Rate	2.31%	2.52%	2.48%
Per Capita Income			
2019 Per Capita Income	\$40,732	\$44,778	\$39,039
2024 Per Capita Income	\$45,555	\$50,687	\$44,007
2019-2024 Annual Rate	2.26%	2.51%	2.42%

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