



The City of Southern Hospitality

For Lease

Longhorn Crossing

900 US-31

Hartselle, AL

New Retail Center

- Hard corner location on primary thoroughfare - over 25,000 cars per day on Highway 31
- Strong surrounding tenancy that includes Super Walmart, Lowe's, Starbucks, Dollar Tree, Jack's Fast Food, KFC, Arby's, and Sonic
- Intersection proposed for new traffic signal and extension of Longhorn Rd, with preliminary plan approval from Alabama Dept. of Transportation
- Built-to-Suit or Ground Lease opportunities available



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No warranty expressed or implied has been made as to the accuracy of this information, no liability assumed for errors or omissions.



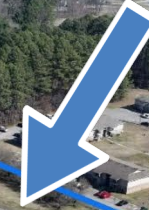
±20 Min North



Walmart
Save money. Live better.



+25,468 VPD



Longhorn Pass Rd



UNDER CONSTRUCTION



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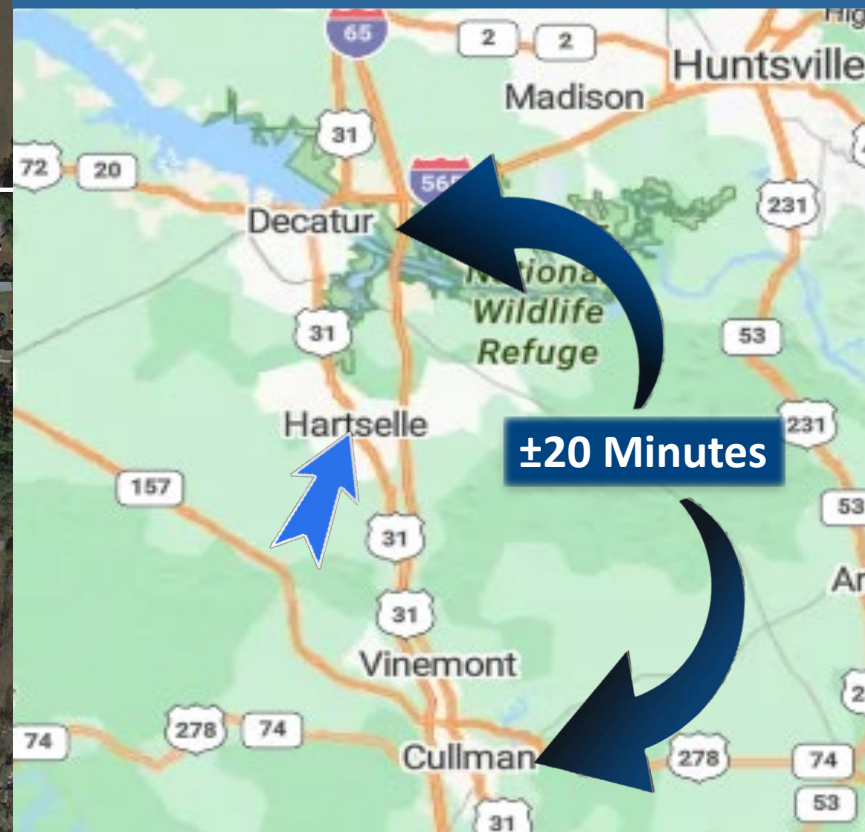
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Demographics

| | 1 Mile | 3 Miles | 5 Miles |
|-------------------|----------|----------|----------|
| Population | 15,746 | 26,849 | 37,774 |
| Households | 6,256 | 9,580 | 14,816 |
| Daytime Employees | 12,500 | 21,500 | 30,800 |
| Median Income | \$65,400 | \$70,500 | \$70,900 |



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