



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



Matt Burnett
(615) 535-9337
matt@arbellainvestments.com

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



+25,468 VPD

31



UNDER CONSTRUCTION

Longhorn Pass Rd



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

