

For Lease: Propst Promenade

470 Colonial Promenade Parkway | Alabaster, AL



MARTIN SMITH, CCIM

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For Lease

Propst Promenade
Alabaster, AL 35007

Property Specifications

SPACE AVAILABLE

1,200-4,800 SF

SPACE COMING SOON

6,500 SF

GLA

724,749 SF

YEAR BUILT

2006

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About the Property

- Dominant regional power center strategically positioned at the intersection of I-65 and Highway 31 with approximately 0.7 miles of interstate frontage
- Exceptional regional visibility, accessibility, and traffic draw from one of the area's primary retail corridors
- Ample on-site parking with ±4,649 surface parking spaces accommodating strong customer volume and regional traffic
- Established retail destination serving a broad trade area with a dynamic mix of shopping, dining, and entertainment offerings
- High-performing retail environment with a diverse tenant mix driving consistent daily consumer traffic

Anchor Retailers Include



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Propst Promenade Old Navy & Books-A-Million



Propst Promenade Shoe Dept. & Michael's



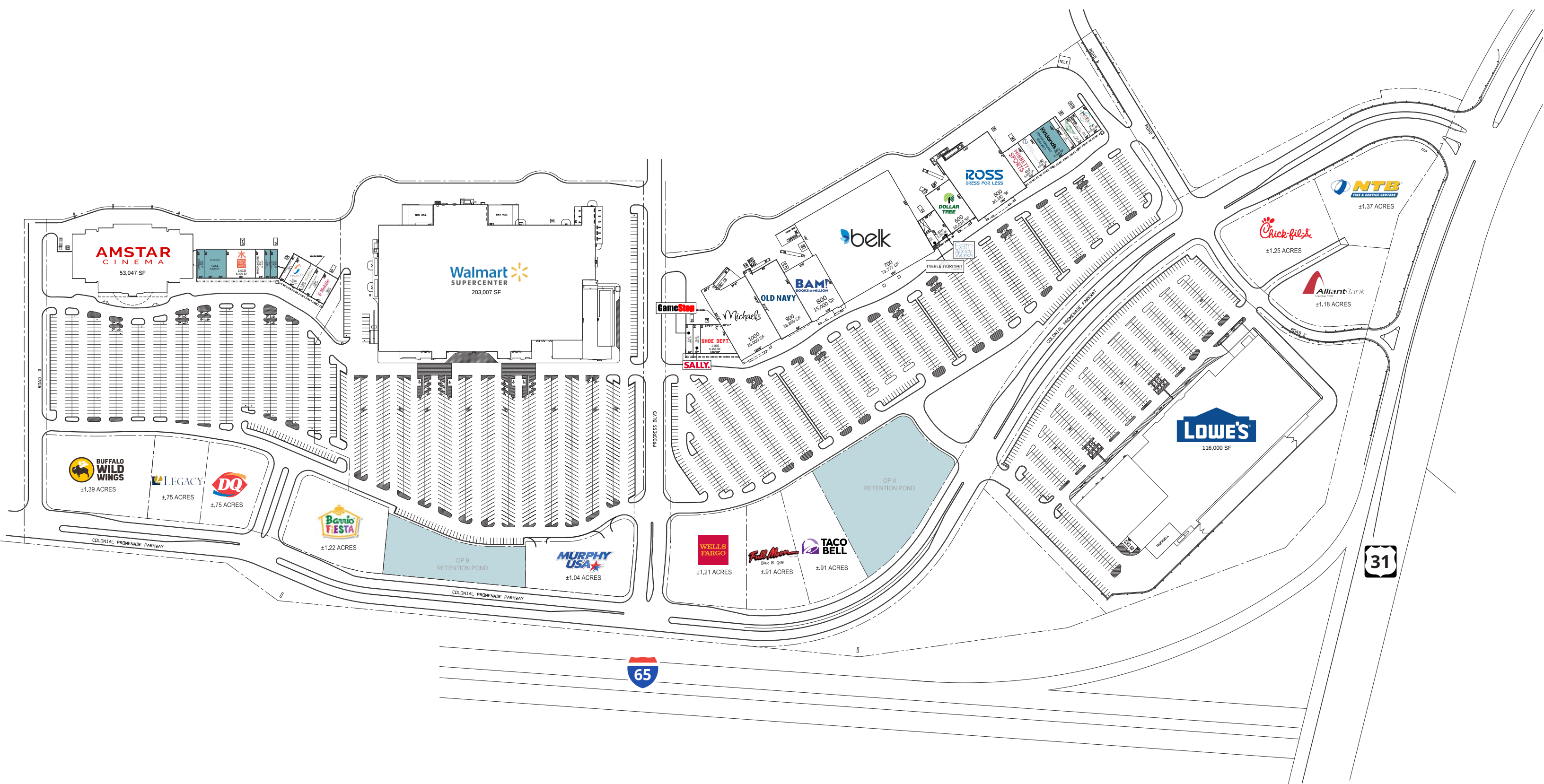
Propst Promenade Hibbett Sports & Sleep Outfitters



Photo Title Dollar Tree & Ross Dress for Less



Propst Promenade Kirkland's





PROPST PROMENADE TENANTS		
200	Moe's Southwest Grill	2,800 SF
210	Supercuts	1,600 SF
220	Wingstop	2,160 SF
230	Emoji Boba Tea & Bakery	1,600 SF
240	Kirkland's <i>COMING AVAILABLE 02.01.2027</i>	6,500 SF
250	Sleep Outfitters	4,000 SF
420	Hibbetts	5,000 SF
500	Ross Dress for Less	30,187 SF
600	Dollar Tree	10,010 SF
610	Bath & Body Works	3,200 SF
630	Merle Norman	800 SF
700	Belk	73,777 SF
800	Books-A-Million	15,000 SF
900	Old Navy	18,889 SF
1000	Michael's	25,000 SF
1100	Shoe Department	6,158 SF
1140	Sally Beauty	1,600 SF
1160	Gamestop	1,600 SF

	WALMART (non-owned)	203,007 SF
1300	T-Mobile	3,200 SF
1304	Diamond Nails	2,000 SF
1306	Lash & Brow	1,600 SF
1308	Results Physiotherapy	3,200 SF
1360	Armed Forces	1,200 SF
1400	AVAILABLE	1,530 SF
1402	AVAILABLE	1,200 SF
1404	Panda House	2,000 SF
1410	Mizu Japanese Steakhouse	6,400 SF
1414	AVAILABLE	4,800 SF
1420	AVAILABLE	1,600 SF
	AmStar Theater	53,047 SF

OUTPARCELS (NAP)		
	Lowe's (non-owned)	116,000 SF
OP 1	Alliant Bank	1.18 AC
OP 2	NTB	1.37 AC
OP 3	Chick-fil-A	1.25 AC
OP 5	Taco Bell	0.91 AC
OP 6	Full Moon	0.91 AC
OP 7	Wells Fargo	1.21 AC
OP 8	Murphy USA	1.04 AC
OP 10	Barrio Fiesta	1.22 AC
OP 11	Dairy Queen	0.75 AC
OP 12	Legacy Credit Union	0.75 AC
OP 13	Buffalo Wild Wings	1.39 AC

Alabaster Market Overview

Alabaster, AL



CRUNCH **SUBWAY**
cricket
DOLLAR GENERAL

SITE
470 Colonial Promenade Pkwy

Propst Promenade

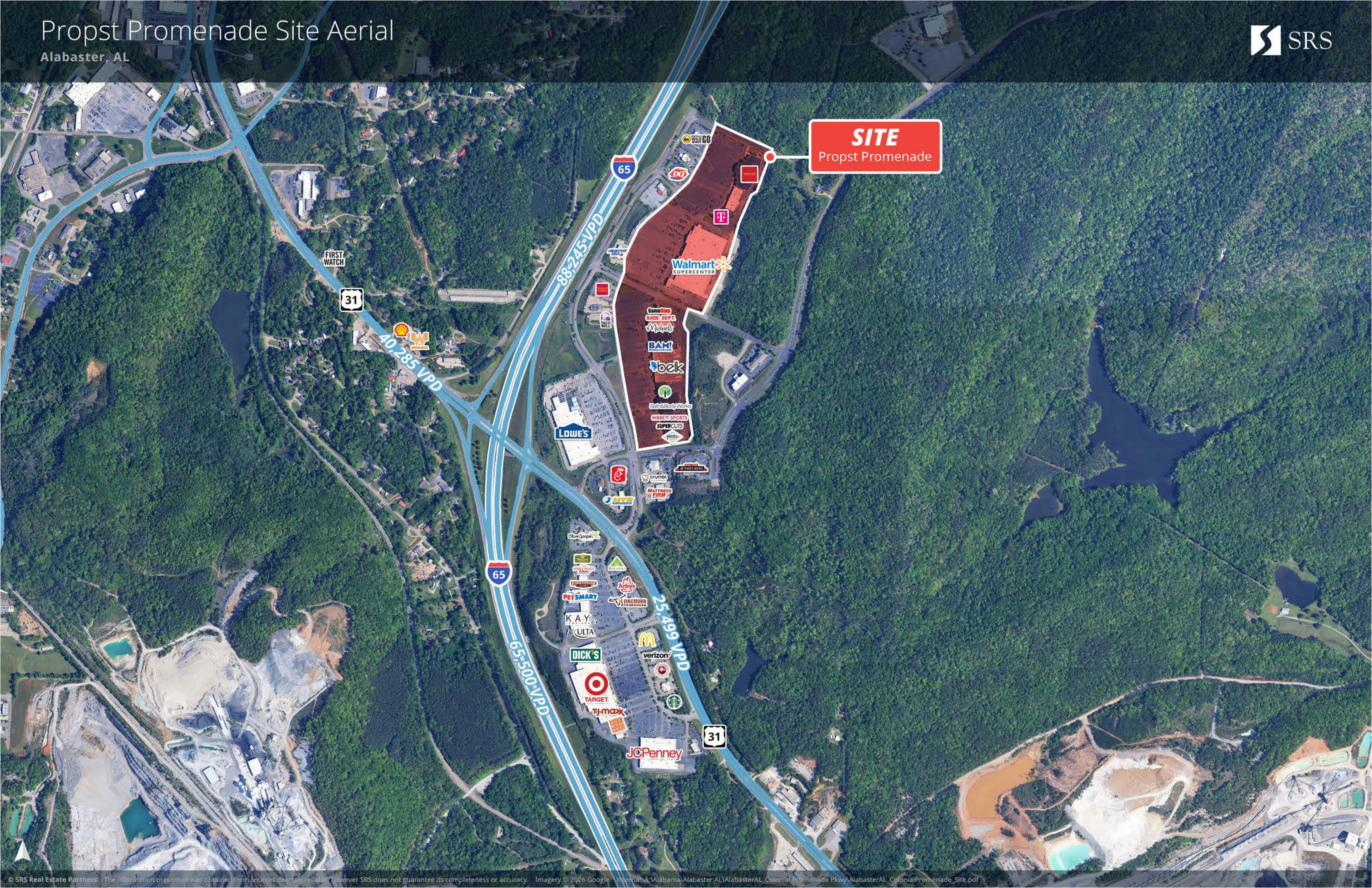
Walmart SUPERCENTER T SHOE DEPT.
GameStop Michaels B&M BOOKS & MORE
belk Ross DRESS FOR LESS
HIBBETT SPORTS BUFFALO WILD WINGS
DQ TACO BELL MOE'S

Alebaster Promenade

target RACK ROOM SHOES McDonald's PANDA EXPRESS Starbucks
JCPenney TJ-MAXX DICK'S
ULTA PETSMART FIREHOUSE SUBS
LONGHORN STEAKHOUSE REGIONS Panera BREAD

White Stone Center

Publix T ZAXBY'S
Wendy's Dunkin' Donuts Walgreens Hungry Howie's



SITE
Propst Promenade



Area Snapshot

1 MILE

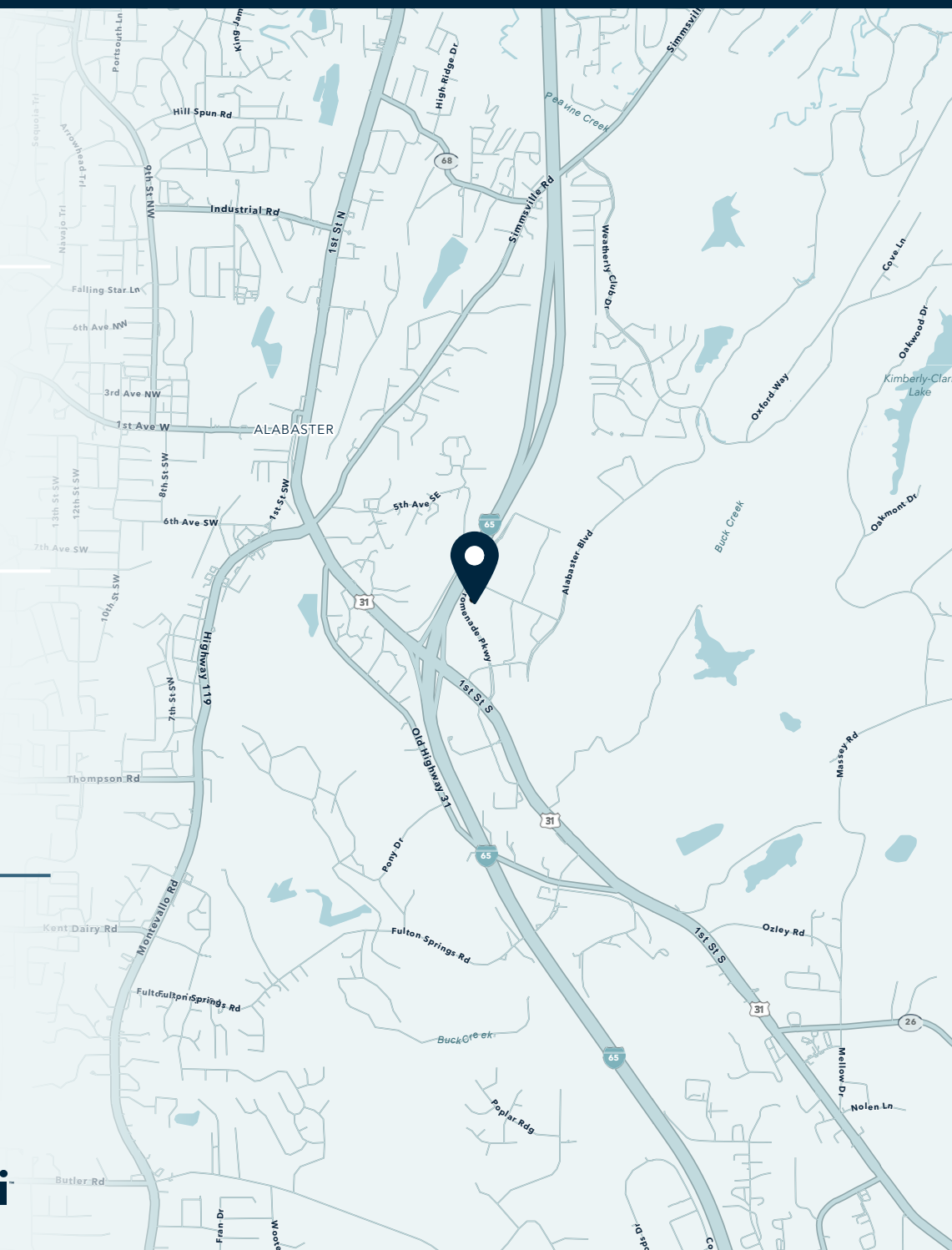
1,941 Population	4,722 Total Daytime Population	\$91,381 Average Household Income	734 Total Households
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3 MILES

30,182 Population	30,622 Total Daytime Population	\$107,179 Average Household Income	11,124 Total Households
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5 MILES

61,927 Population	57,018 Total Daytime Population	\$113,872 Average Household Income	22,841 Total Households
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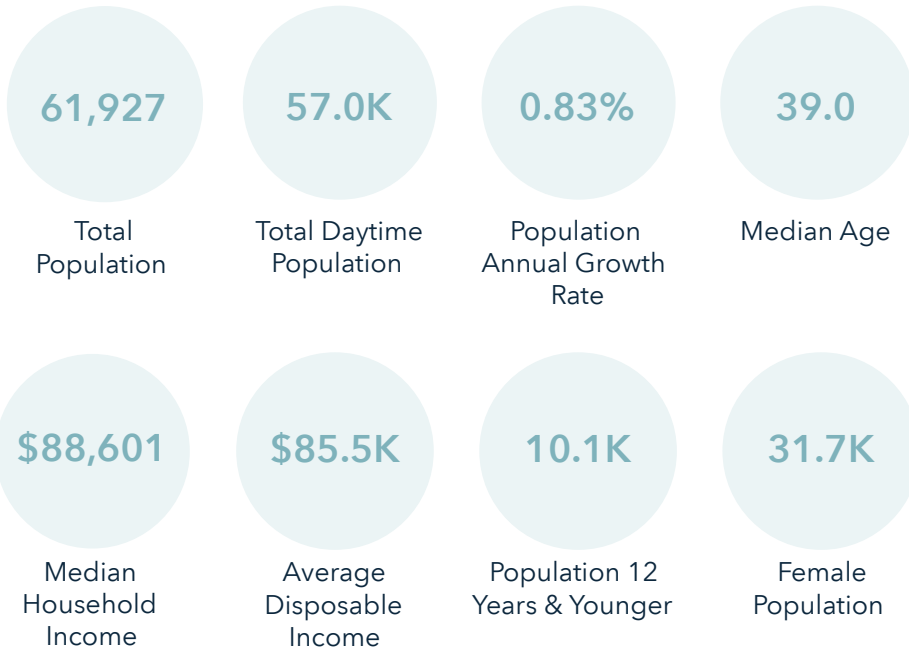


Want more? Contact us for a complete demographic, foot-traffic, and mobile data insights report.

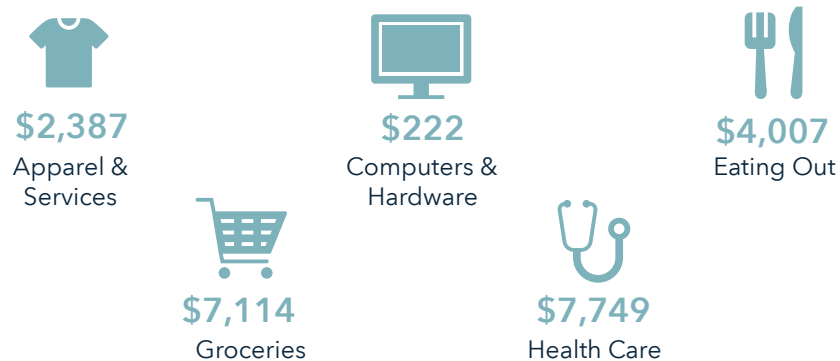


Ring of 5 Miles

Key Facts



Annual Household Spending



Restaurants & Housing Growth



\$1,859

2025 Food/Nonalc
Bevs at Full Svc
Restaurants (Avg)



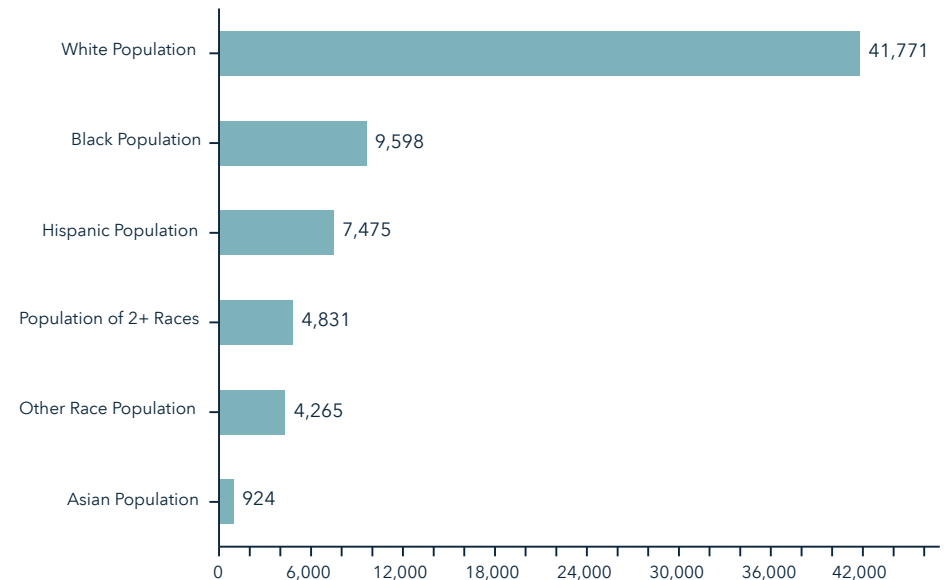
\$289

2025 Alcoholic Bevs
Away from Home
(Avg)



1.1%

2025-2030 Growth
Rate: Households





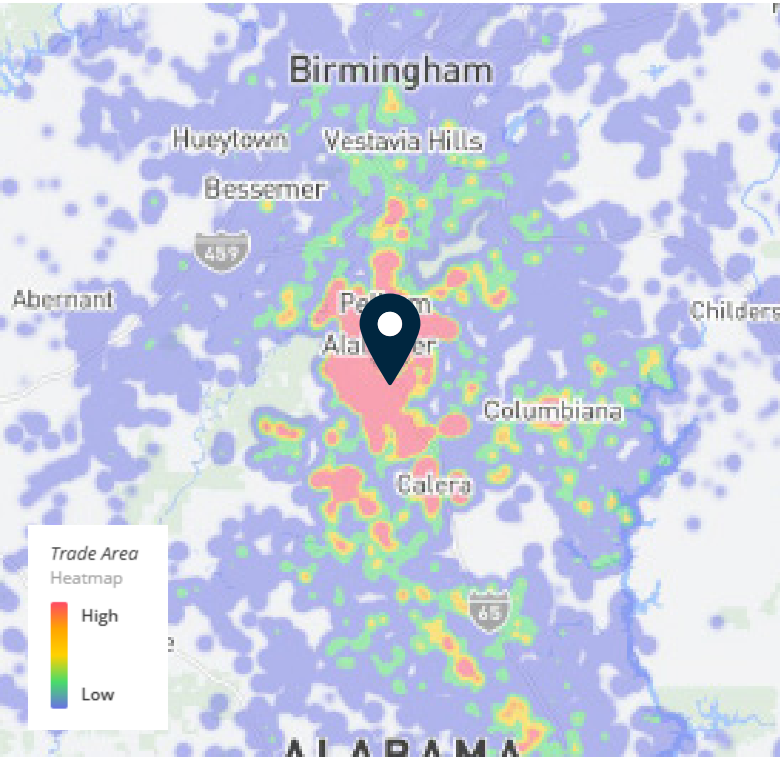
Data for 05/19/2025 - 05/18/2026



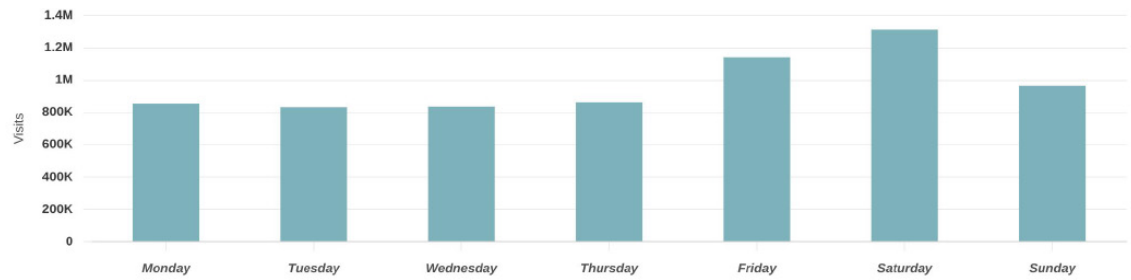
VISITS TREND



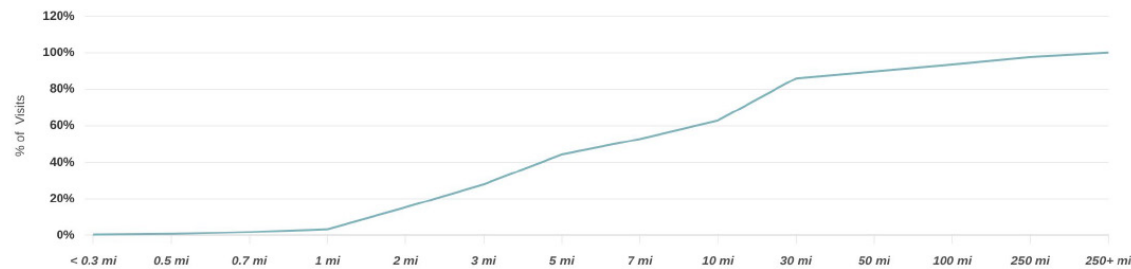
TRADE AREA



DAILY VISITS



TRADE AREA COVERAGE BY DISTANCE



Want more? Contact us for a complete demographic, foot-traffic, and mobile data insights report.



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