



SALE / GROUND LEASE

124 Mars Hill Road, Hoover 35244 / Hwy 150 Frontage

Ideally located property along high traffic highway near Hoover High School



SALE PRICE: \$1.75 Million

GROUND LEASE: Call For Pricing



SIZE: 0.90± acres

ZONING: B-2



NEARBY RETAILERS:

- Publix
- Aldi
- Chase Bank & Toyota Dealership
- Ford Dealership
- Five Guys
- Culvers
- Starbucks
- Chipotle and more



LOCATION:

Ideally located along US Hwy 150 with traffic counts of 28K+ AADT. Ideally located near Hoover High School and Hoover Metropolitan Complex



HARBERT
RETAIL

CASEY HOWARD

choward@harbertrealty.com | 205.202.0814

THOM HICKMAN

thickman@harbertrealty.com | 205.970.1116

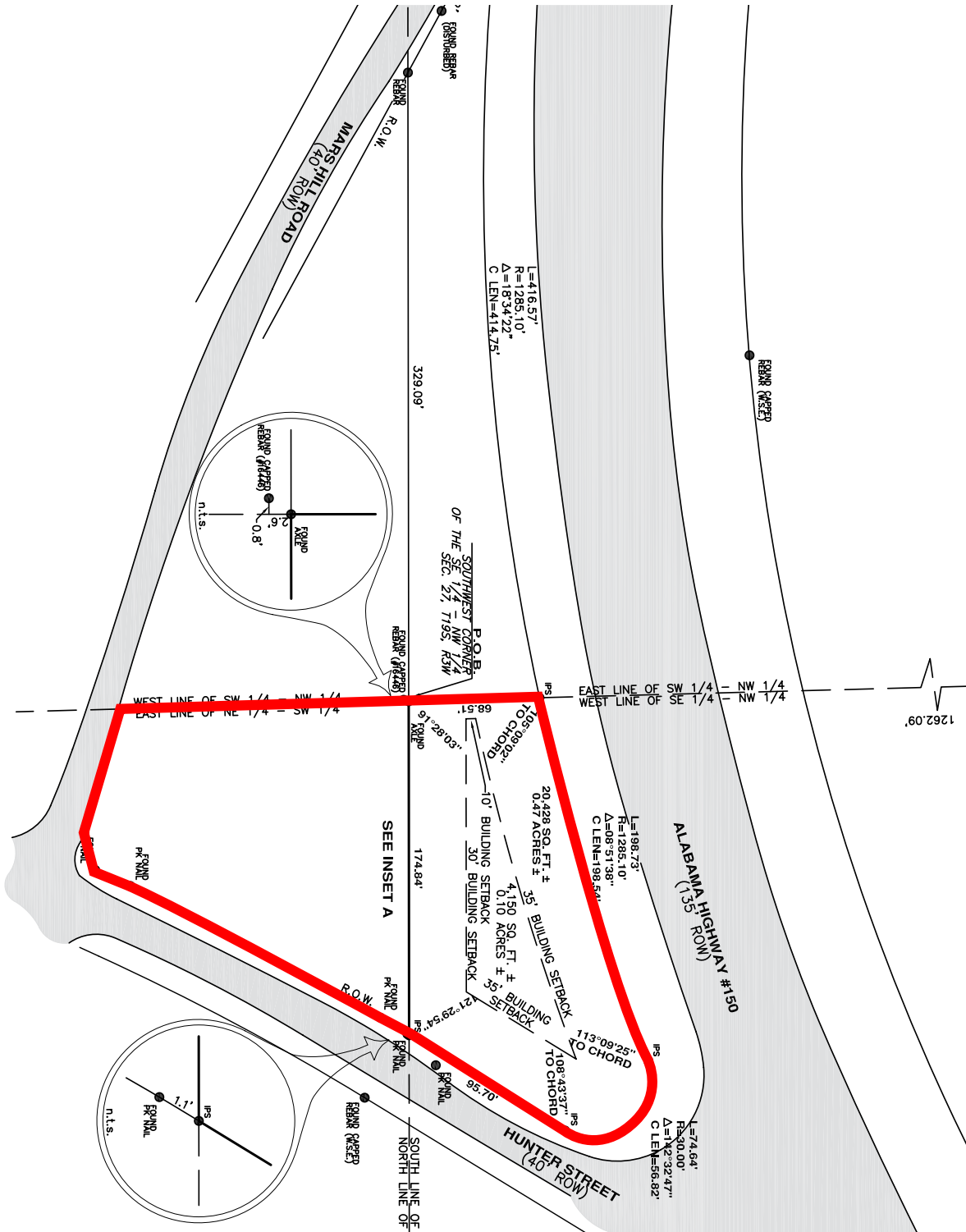
For More Information: Harbert-Retail.com
2 North 20th Street, #1700, Birmingham, AL 35203

The information contained herein has been obtained from sources deemed reliable, however, HRS makes no guarantees, warranties or representation as to its completeness or accuracy thereof. The presentation of this property is submitted subject to errors, omissions, change of price or conditions, prior to sale or lease or withdrawal without notice.

SALE / GROUND LEASE

124 Mars Hill Road, Hoover 35244 / Hwy 150 Frontage

SURVEY



HARBERT
RETAIL

CASEY HOWARD

choward@harbertrealty.com | 205.202.0814

THOM HICKMAN

thickman@harbertrealty.com | 205.970.1116

For More Information: Harbert-Retail.com

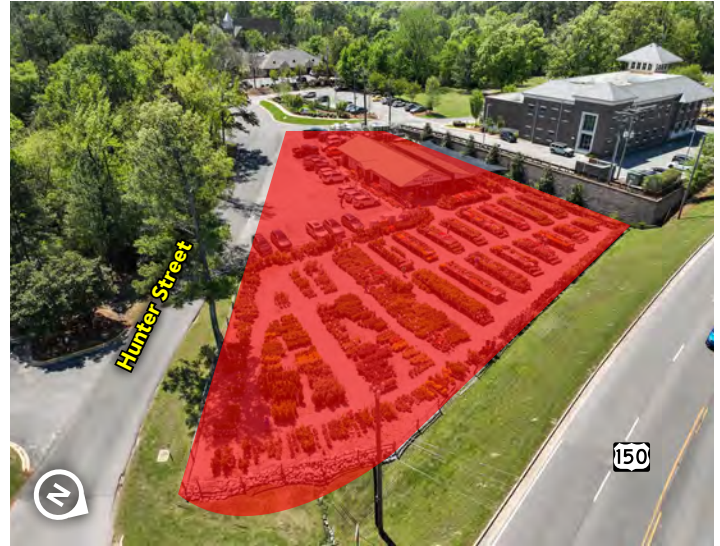
2 North 20th Street, #1700, Birmingham, AL 35203

The information contained herein has been obtained from sources deemed reliable, however, HRS makes no guarantees, warranties or representation as to its completeness or accuracy thereof. The presentation of this property is submitted subject to errors, omissions, change of price or conditions, prior to sale or lease or withdrawal without notice.

SALE / GROUND LEASE

124 Mars Hill Road, Hoover 35244 / Hwy 150 Frontage

SITE OVERVIEW



CASEY HOWARD
choward@harbertrealty.com | 205.202.0814

THOM HICKMAN
thickman@harbertrealty.com | 205.970.1116

For More Information: Harbert-Retail.com
2 North 20th Street, #1700, Birmingham, AL 35203

The information contained herein has been obtained from sources deemed reliable, however, HRS makes no guarantees, warranties or representation as to its completeness or accuracy thereof. The presentation of this property is submitted subject to errors, omissions, change of price or conditions, prior to sale or lease or withdrawal without notice.

SALE / GROUND LEASE

124 Mars Hill Road, Hoover 35244 / Hwy 150 Frontage

LOCATION OVERVIEW



CASEY HOWARD
choward@harbertrealty.com | 205.202.0814

THOM HICKMAN
thickman@harbertrealty.com | 205.970.1116

For More Information: Harbert-Retail.com
2 North 20th Street, #1700, Birmingham, AL 35203

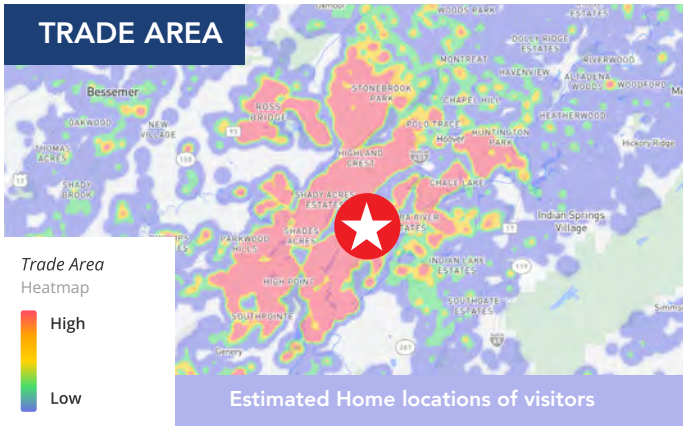
The information contained herein has been obtained from sources deemed reliable, however, HRS makes no guarantees, warranties or representation as to its completeness or accuracy thereof. The presentation of this property is submitted subject to errors, omissions, change of price or conditions, prior to sale or lease or withdrawal without notice.

SALE / GROUND LEASE

124 Mars Hill Road, Hoover 35244 / Hwy 150 Frontage

AREA DEMOGRAPHICS

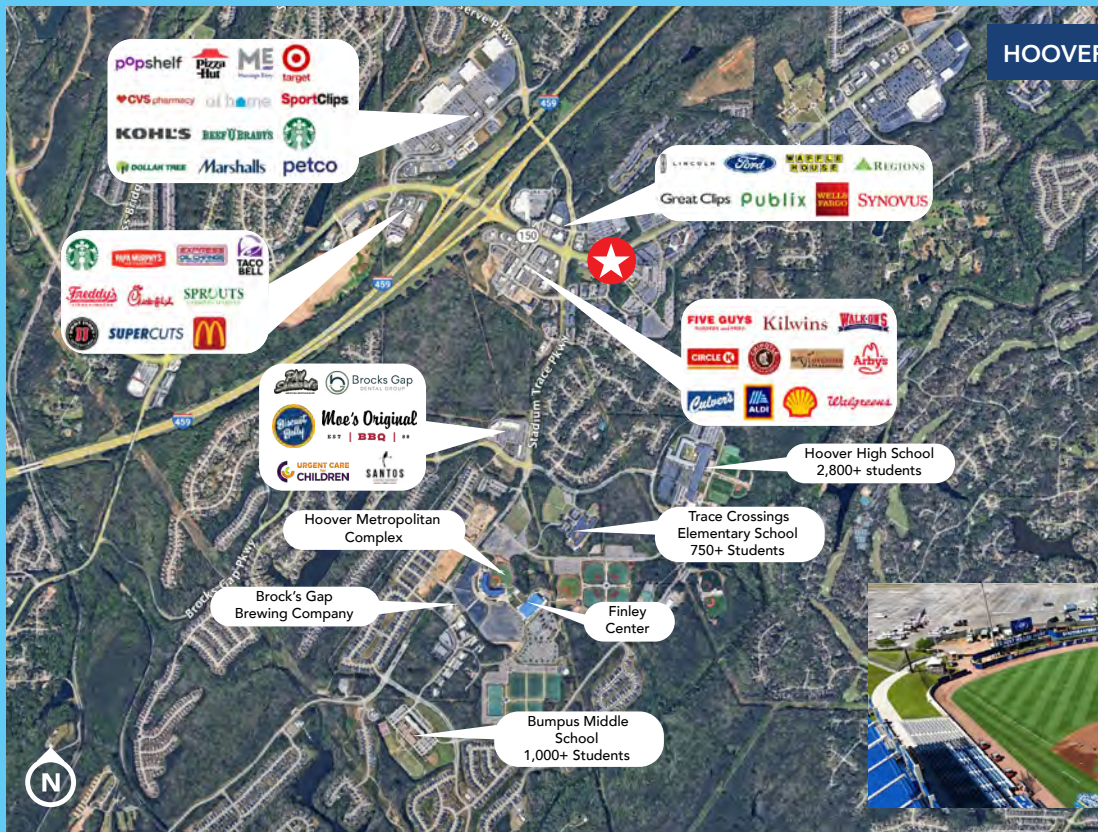
LOCATED IN HIGH TRAFFIC CORRIDOR NEAR HOOVER METROPOLITAN COMPLEX



12 MONTH DEMOGRAPHICS WITHIN 1,000 FT OF THE SITE

Visits	2M
Visitors	308.9K
Visit Frequency	6.49x
Avg Dwell Time	25 minutes

POPULATION			HOUSEHOLDS			AVG HH INCOME		
1 Mile	3 Miles	5 Miles	1 Mile	3 Miles	5 Miles	1 Mile	3 Miles	5 Miles
3,795	40,603	108,130	1,519	15,930	43,485	\$157,466	\$163,722	\$141,551



CASEY HOWARD
choward@harbertrealty.com | 205.202.0814

THOM HICKMAN
thickman@harbertrealty.com | 205.733.0007

For More Information: Harbert-Retail.com
2 North 20th Street, #1700, Birmingham, AL 35203

The information contained herein has been obtained from sources deemed reliable, however, HRS makes no guarantees, warranties or representation as to its completeness or accuracy thereof. The presentation of this property is submitted subject to errors, omissions, change of price or conditions, prior to sale or lease or withdrawal without notice.