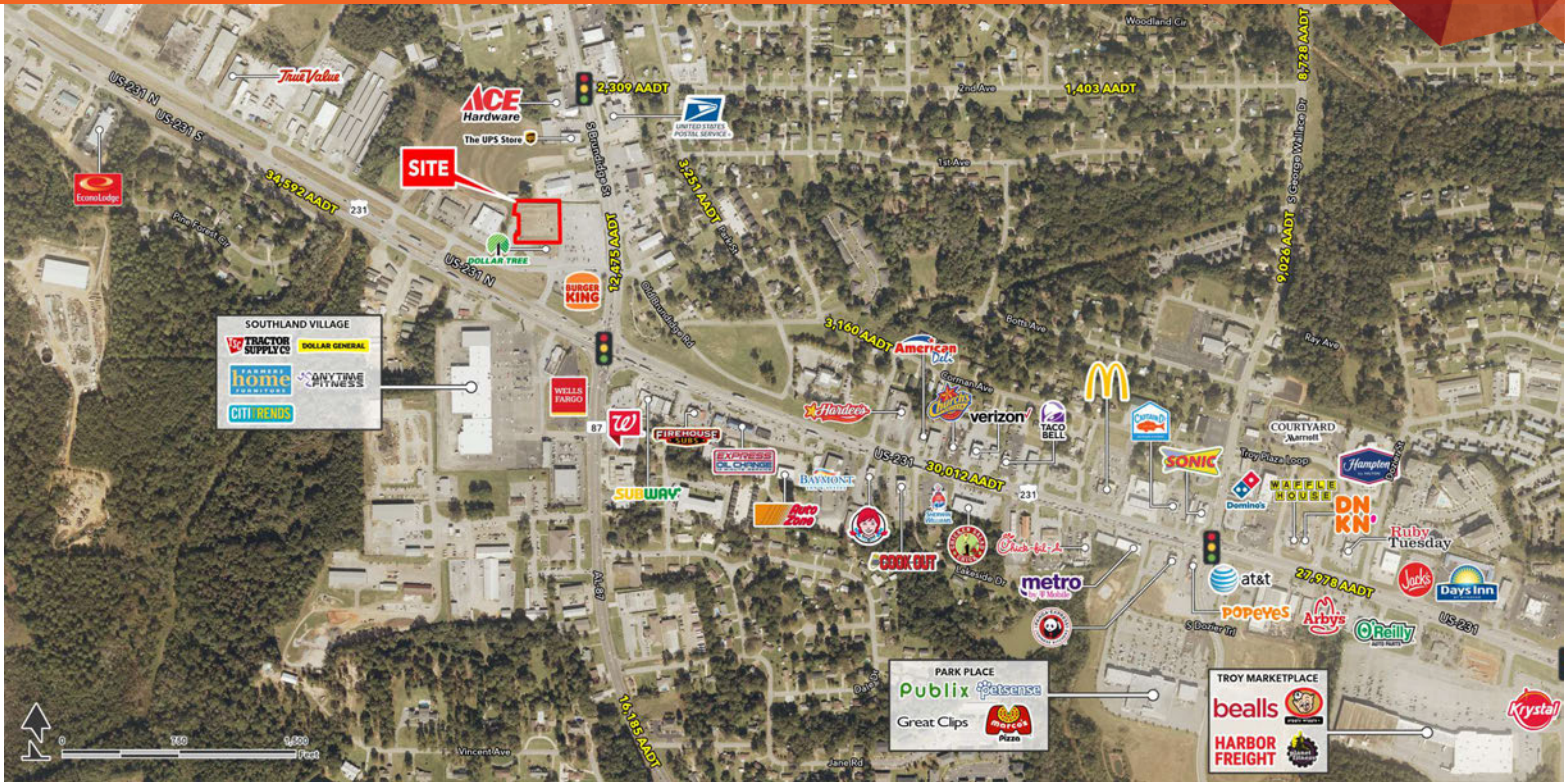


TROY, ALABAMA

1327 S BRUNDIDGE ST

FOR LEASE



LOCATION DESCRIPTION

Situated in the heart of the downtown area, the location offers easy access to a variety of dining options, boutique shops, and entertainment venues. Enjoy proximity to the Troy University campus with a student enrollment of 13,745. With a thriving business community and a strong sense of community spirit, the area surrounding the property provides the perfect backdrop for a tenant looking to be part of a lively and engaging downtown environment.

PROPERTY HIGHLIGHTS

- Former Big Lots
- Located in the retail corridor of Troy
- 45,438 SF available for lease
- Surrounding retail includes Dollar Tree, Burger King, Ace Hardware, Walgreens, Wells Fargo, and many others
- Call for more information



 DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
POPULATION	4,276	16,968	20,184
DAYTIME POPULATION	6,309	22,209	24,622
HOUSEHOLDS	1,591	6,927	8,295
AVERAGE HH INCOME	\$58,425	\$67,018	\$69,351



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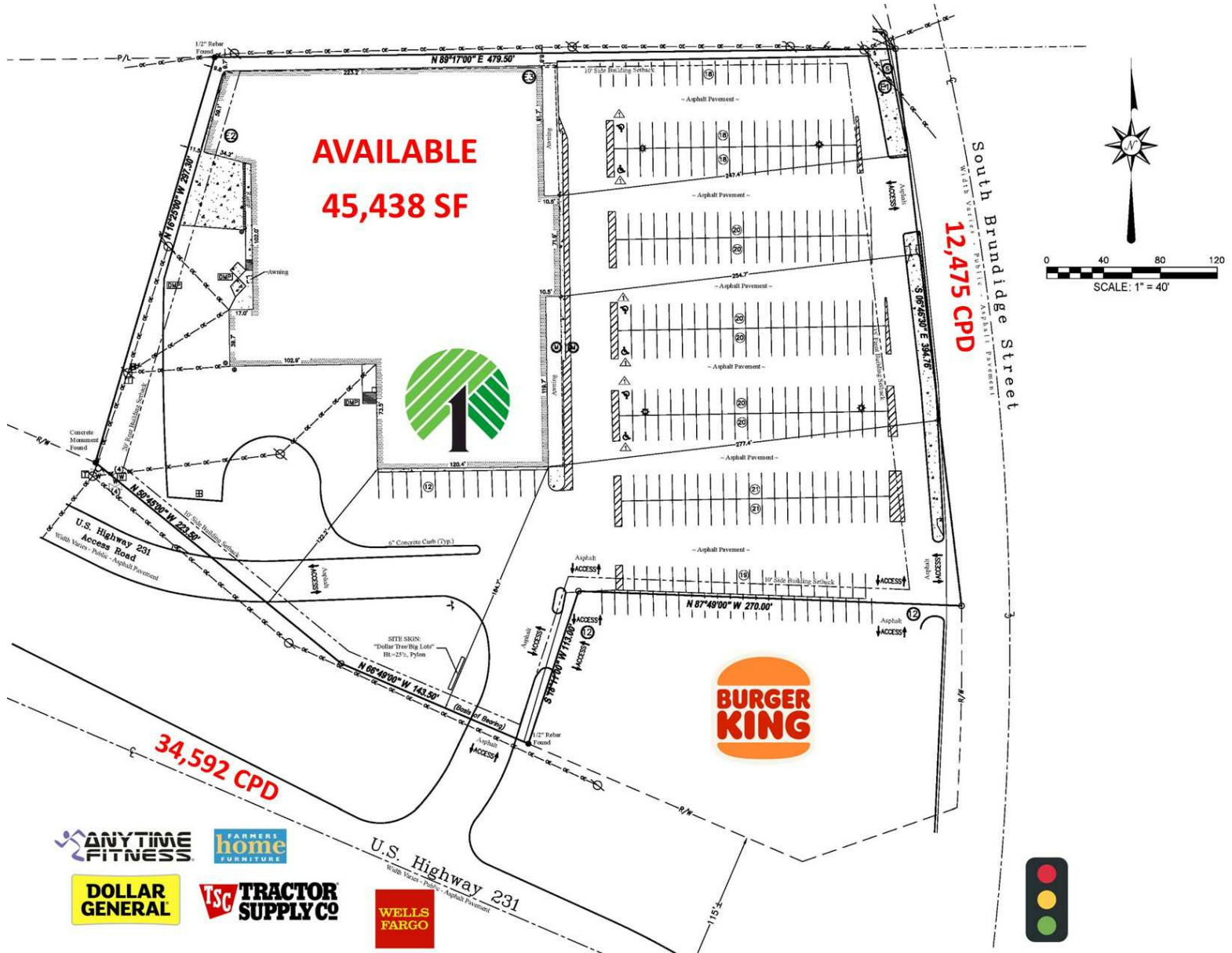
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