

FORMER REGIONS AVAILABLE

7201 Aaron Aronov Drive, Fairfield, AL 35064



RETAIL PROPERTY FOR SALE & LEASE

Excellent Opportunity to Purchase or Lease Former Regions Outparcel

Property Highlights

- 4,354 SF former Regions Bank building available for sale or lease
- Great visibility on Aaron Aronov Dr with over 19,000 VPD
- Full access at signalized corner
- Outparcel to Western Hills Mall

Demographics	1 Mile	3 Miles	5 Miles
Total Households	3,389	21,921	48,496
Total Population	8,593	56,888	121,892
Median HH Income	\$33,026	\$35,175	\$38,408

Traffic Counts

19,193 VPD

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SITE | FOR SALE & LEASE



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MARKET AERIAL | FOR SALE & LEASE



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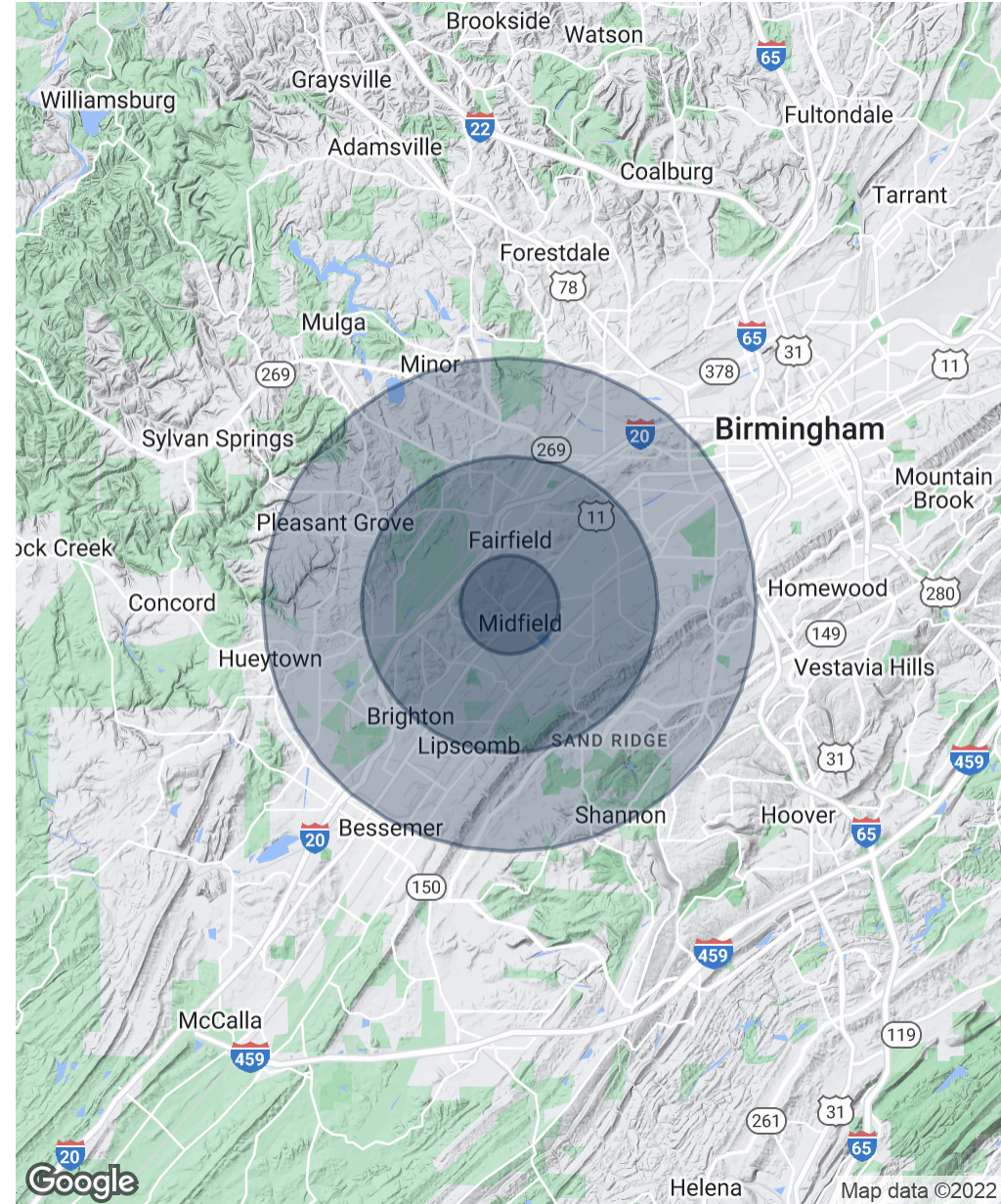
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Population	1 Mile	3 Miles	5 Miles
Total Population	8,593	56,888	121,892
Daytime Population	9,192	51,529	131,300
Average Age	40.9	39.9	39.5
Average Age (Male)	34.1	34.3	34.9
Average Age (Female)	43.5	42.0	41.5

Households & Income	1 Mile	3 Miles	5 Miles
Total Households	3,389	21,921	48,496
# of Persons per HH	2.4	2.5	2.5
Average House Value	\$129,455	\$109,781	\$151,368
Median HH Income	\$33,026	\$35,175	\$38,408

* Demographic data derived from SiteWise Pro



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