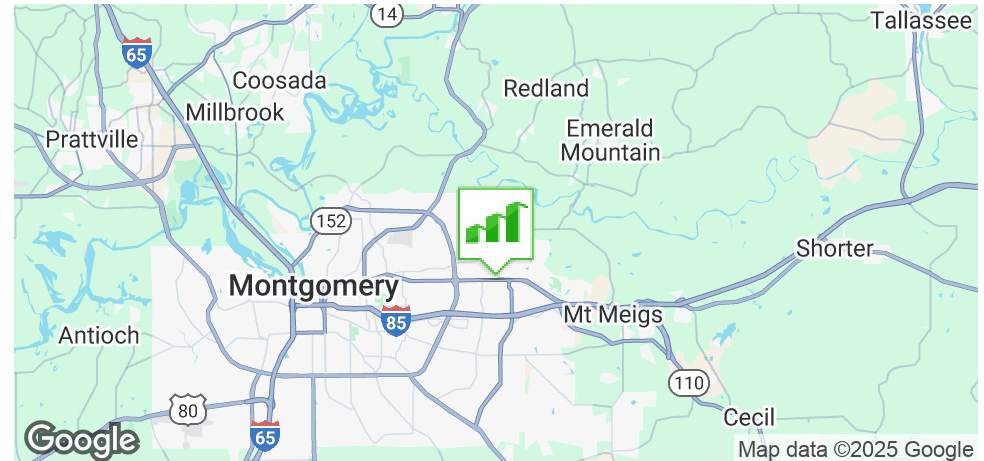


OLIVER CREEK SC

6631-6633 ATLANTA HWY, MONTGOMERY, AL 36117

Executive Summary



OFFERING SUMMARY

Available SF: 1,400 - 31,660 SF

Lease Rate: \$16.00 SF/month (NNN)

Lot Size: ±13.66 Acres

Year Built: 2002

Building Size: ±337,344

Renovated: 2010

Zoning: B-3: Highway
Commercial

PROPERTY HIGHLIGHTS

- Busy Retail Center located in East Montgomery on the Atlanta Highway- Anchored by Wal-Mart
- Highly Visible Shopping Center
- National Tenants: Wal-Mart Super Center, Bargain Hunt, Starbucks, Dollar Tree, Fire House Subs, Burger King, and Many Specialty Shops
- Enjoys ±49,092 CPD Traffic Counts and Convenient to much of Montgomery
- 1.5± Miles from Auburn University at Montgomery Student Enrollment of 5,221±, Staff 996±
- 2.3± Miles from I-85

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total Households	2,744	18,055	41,086
Total Population	6,309	41,763	97,920
Average HH Income	\$70,434	\$85,775	\$87,807

GENE CODY, CCIM, SIOR

334.386.2441
gcody@mcrrmpm.com

MOORE COMPANY REALTY

312 Catoma Street, Suite 200, Montgomery, AL 36104
334.262.1958 | moorecompanyrealty.com

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SITE SOURCE
REAL BROKER NETWORK



AVAILABLE SPACES

SUITE	TENANT	SIZE	TYPE	RATE
170 - Big Box Space Former Bargain Hunt	Available	10,000 - 31,660 SF	NNN	Contact Agent
230	Available	1,750 SF	NNN	\$16.00 SF/month
250	Available	1,400 SF	NNN	Contact Agent
260	Available	1,400 SF	NNN	Contact Agent
270	Available	1,400 SF	NNN	Contact Agent
300	Available	1,400 SF	NNN	\$16.00 SF/month
320- Restaurant Space	Available	3,500 SF	NNN	\$16.00 SF/month

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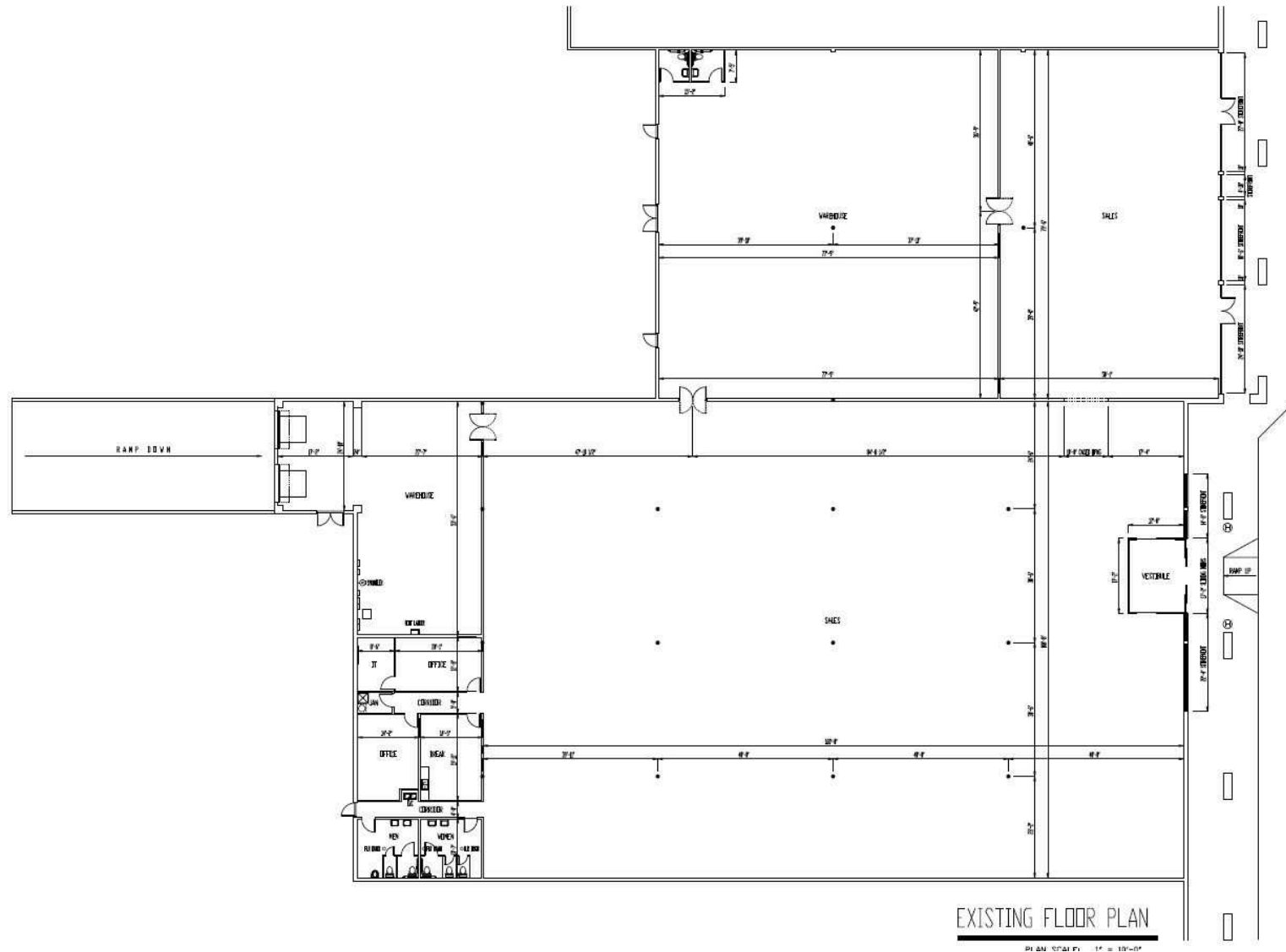
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BIG BOX SPACE Floorplan



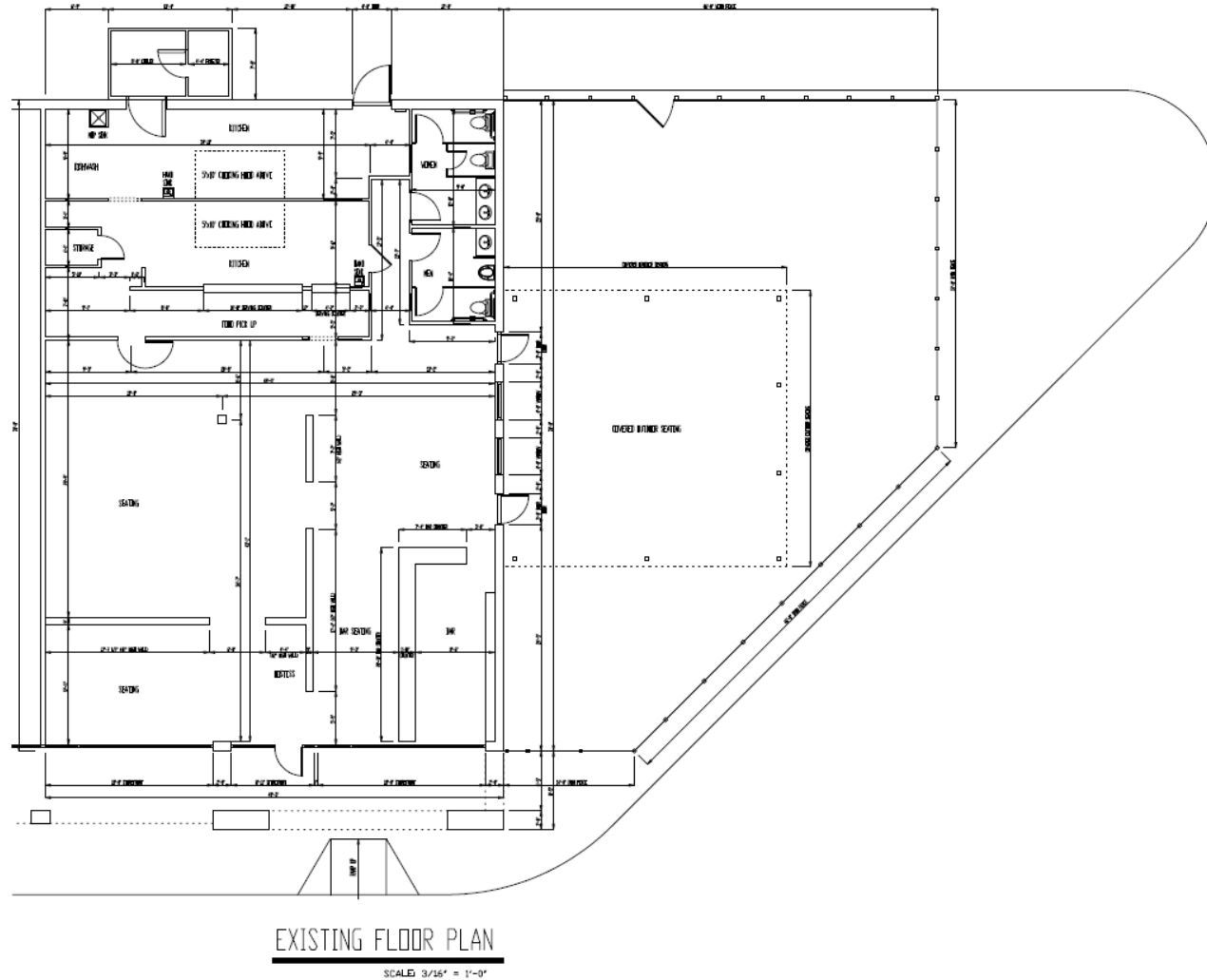
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6667 ATLANTA HWY
ATLANTA HIGHWAY, MONTGOMERY ALABAMA

FILE NUMBER: 20
PROJECT NUMBER: NEW
DATE: MAY 11, 2015

PLAN SCALE: 3/16" = 1'-0"

SHEET TITLE:
EXISTING FLOOR PLAN

FRAME PROVIDED
HEATED/COOLED SF:
TOTAL: 3,465 SF

SHEET NUMBER:
A1.0

OLIVER CREEK SC

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Retail Map



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