

WEST HILLS PLAZA

161 BESSEMER SUPER HIGHWAY, MIDFIELD, AL 35228



PROPERTY HIGHLIGHTS

- 3 Available Spaces for Lease at West Hills Plaza in Midfield, AL
- Conveniently located just 8 miles from Birmingham MSA
- Notable tenants are Advance Auto Parts, Citi Trends, Cato, Subway, and more
- Surrounded by retailers including PNC Bank (new), Walgreens, CVS, Circle K, and Burger King

OFFERING SUMMARY

Available SF:	3,250 - 18,400 SF
Lot Size:	8.4 Acres
Building Size:	153,000 SF

SPACES	LEASE RATE	SPACE SIZE
Save - a - Lot	Negotiable	18,400 SF
Outparcel - Previous Bank	Negotiable	3,850 SF
Rivera Fitness	Negotiable	3,250 SF

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Andrew Collat

Associate Broker

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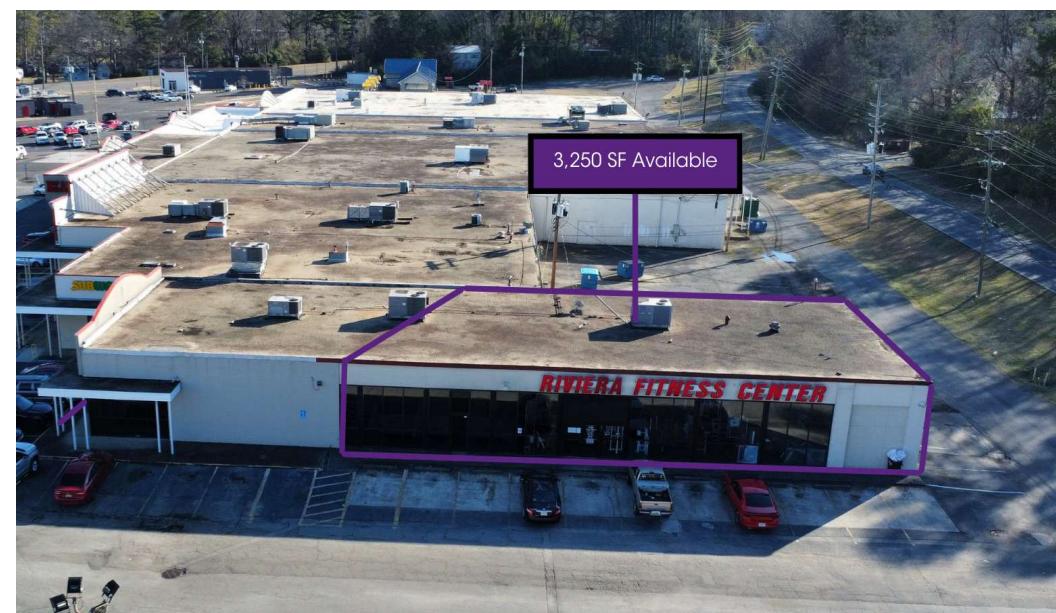
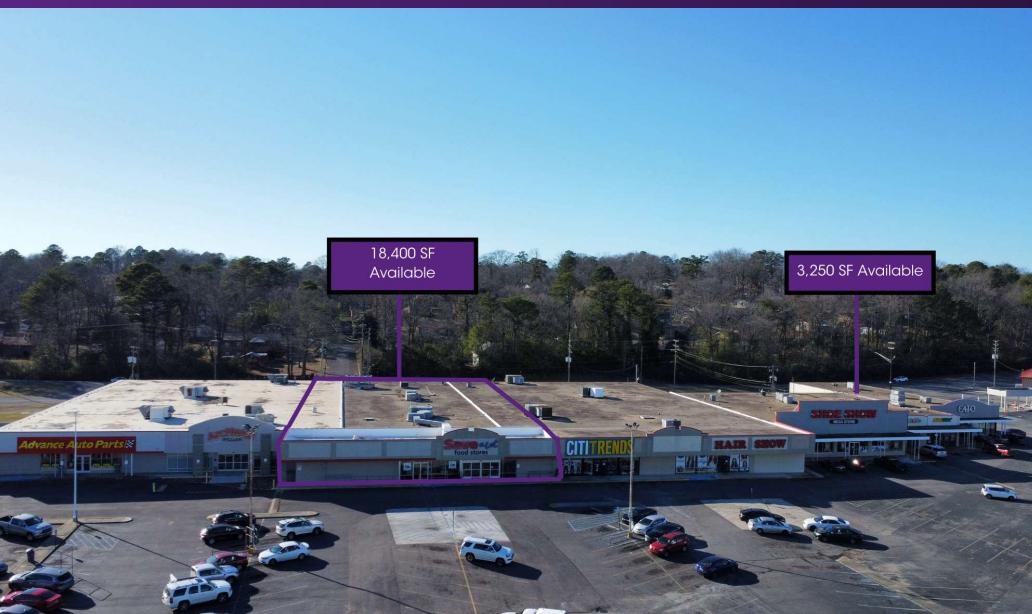
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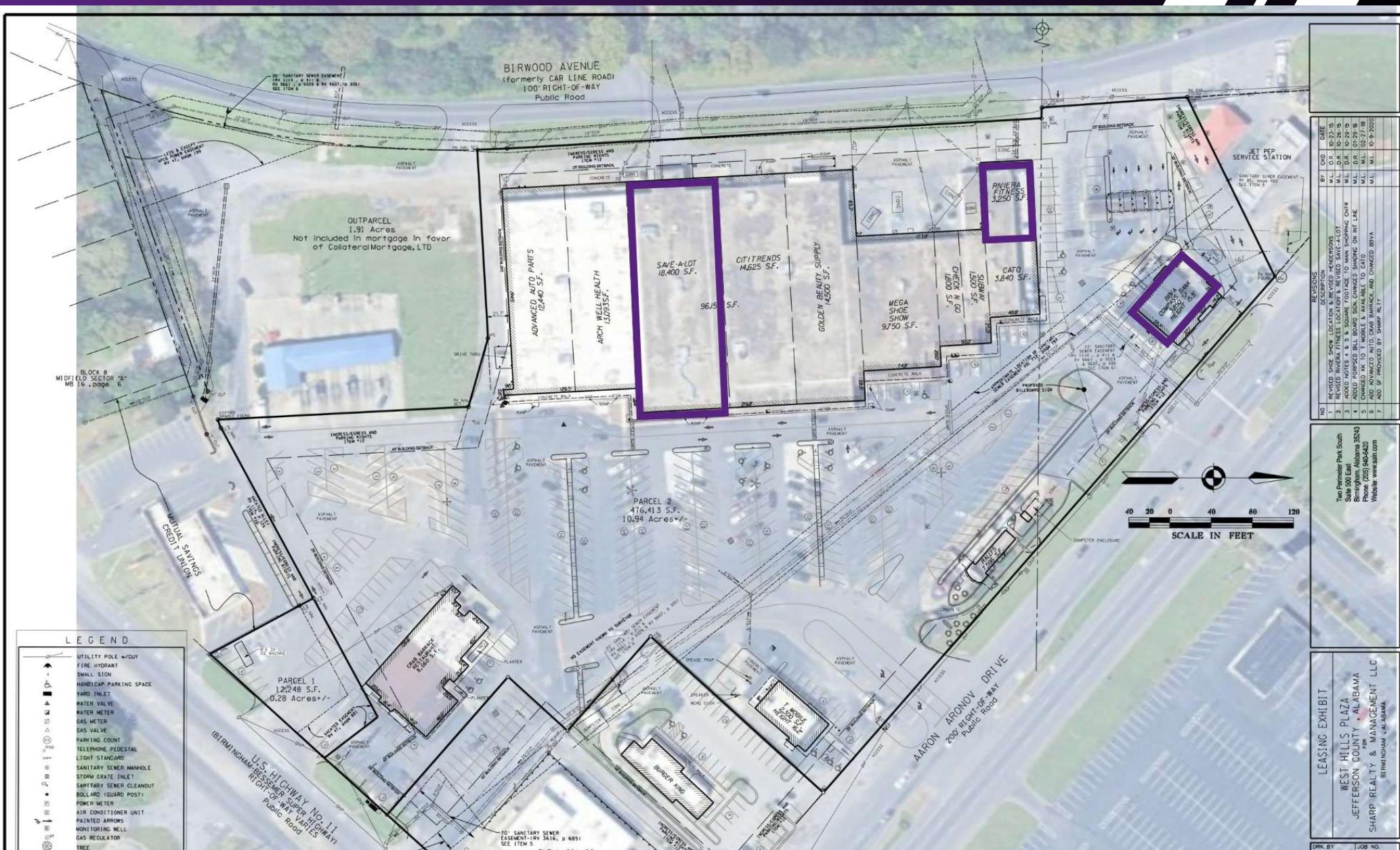
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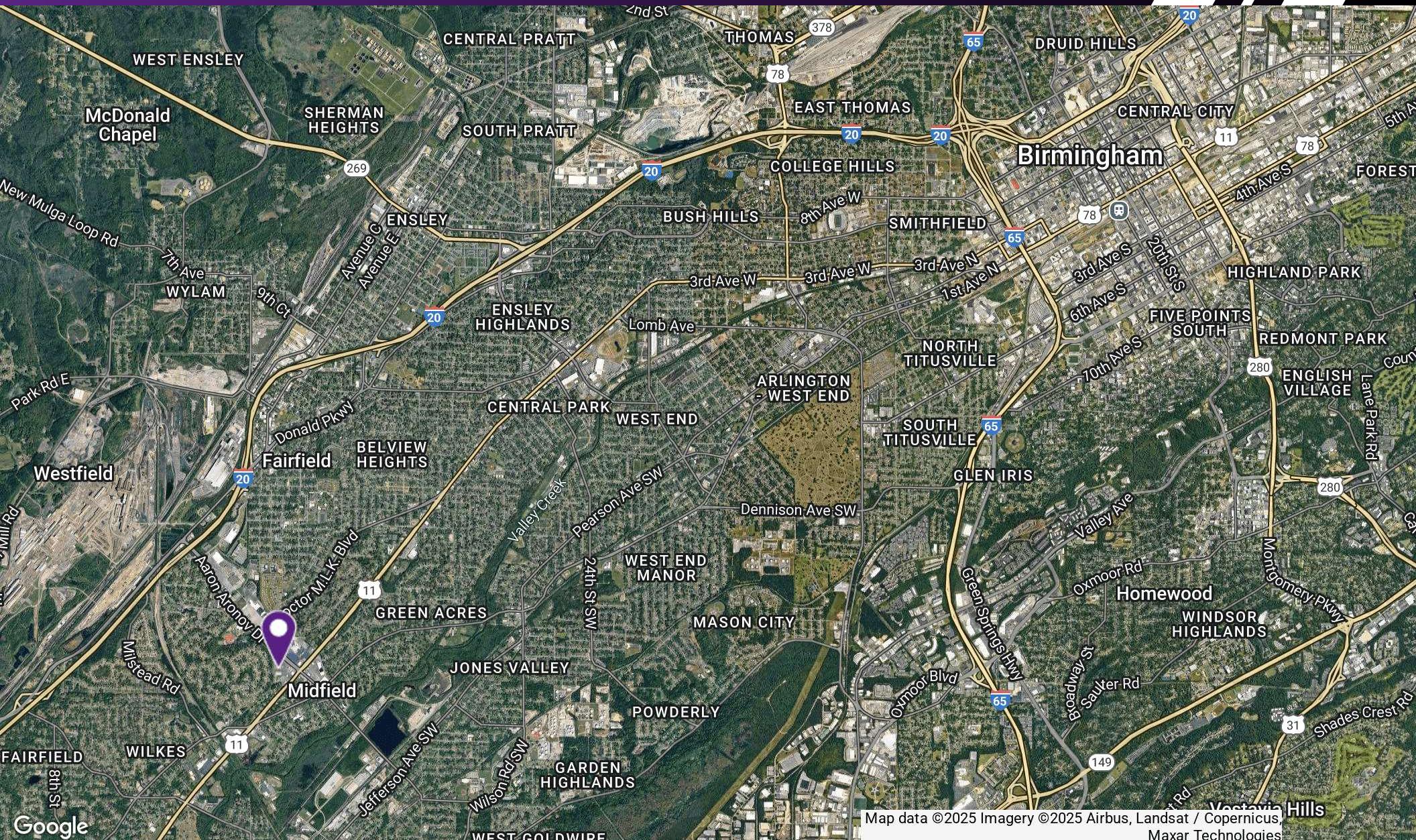
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POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	524	1,672	7,312
Average Age	42	41	42
Average Age (Male)	39	38	39
Average Age (Female)	44	43	44

HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	215	676	3,005
# of Persons per HH	2.4	2.5	2.4
Average HH Income	\$63,985	\$62,996	\$60,980
Average House Value	\$154,765	\$144,395	\$141,835

Demographics data derived from AlphaMap

