



Kroger Shopping Center

4579 Wall Triana Hwy, Madison, AL 35758



Kim Lilly
1st Realty Center
9005 Overlook Blvd,Brentwood, TN 37027
kim@1strealtycenter.com
(615) 290-5665



Rental Rate:	\$24.00 - \$26.00 /SF/Yr
Property Type:	Shopping Center
Center Type:	Community Center
Center Properties:	3
Gross Leasable Area:	116,460 SF
Walk Score ®:	54 (Somewhat Walkable)
Rental Rate Mo:	\$2.00 - \$2.17 USD/SF/Mo

Kroger Shopping Center

\$24.00 - \$26.00 /SF/Yr

Prime Location- New Kroger Shadow Retail Center
1200 sq.ft available....

- Built in 2016 New Kroger Store- Shadow .
- Surrounded by high income neighborhood.
- Great street views on Corner traffic light.



1st Floor Ste B

Space Available	1,200 SF
Rental Rate	\$24.00 - \$26.00 /SF/Yr
Date Available	Now
Service Type	Triple Net
Built Out As	Standard Retail
Space Type	New
Space Use	Retail
Lease Term	3 Years

Class A store front. Kroger Store Shadow. High end income -Prime location in Madison, Al. Sub Market of Huntsville, AL.Excellent location and space for brand name Sandwich Shop, Sun tanning , Dental office , Dry cleaning, and others.Current Tenants include: Papa Murphy, Great clips, Nail Boutiques, Pet Supplies Plus.

Major Tenant Information

Tenant	SF Occupied	Lease Expired
Great Clips Inc.	1,200	
Nail Boutiques	1,200	
Papa Murphy's	1,200	
Pet Supplies Plus	7,200	



4579 Wall Triana Hwy, Madison, AL 35758

Prime Location- New Kroger Shadow Retail Center 1200 sq.ft available.

Property Photos



Midtown Marketplace 3



Midtown Martketplace 4



MIDTOWN MARKETPLACE

MADISON, ALABAMA



Unit	Tenant	Sale Price
1000	Target	1,200
1010	Available	1,200
1020	Available	1,200
1030	Target	1,200
1040	Target	1,200
1050	Target	1,200
1060	Target	1,200
1070	Target	1,200
1080	Target	1,200
1090	Target	1,200
1100	Target	1,200
1110	Target	1,200
1120	Target	1,200
1130	Target	1,200
1140	Target	1,200
1150	Target	1,200
1160	Target	1,200
1170	Target	1,200
1180	Target	1,200
1190	Target	1,200
1200	Target	1,200
1210	Target	1,200
1220	Target	1,200
1230	Target	1,200
1240	Target	1,200
1250	Target	1,200
1260	Target	1,200
1270	Target	1,200
1280	Target	1,200
1290	Target	1,200
1300	Target	1,200
1310	Target	1,200
1320	Target	1,200
1330	Target	1,200
1340	Target	1,200
1350	Target	1,200
1360	Target	1,200
1370	Target	1,200
1380	Target	1,200
1390	Target	1,200
1400	Target	1,200
1410	Target	1,200
1420	Target	1,200
1430	Target	1,200
1440	Target	1,200
1450	Target	1,200
1460	Target	1,200
1470	Target	1,200
1480	Target	1,200
1490	Target	1,200
1500	Target	1,200
1510	Target	1,200
1520	Target	1,200
1530	Target	1,200
1540	Target	1,200
1550	Target	1,200
1560	Target	1,200
1570	Target	1,200
1580	Target	1,200
1590	Target	1,200
1600	Target	1,200
1610	Target	1,200
1620	Target	1,200
1630	Target	1,200
1640	Target	1,200
1650	Target	1,200
1660	Target	1,200
1670	Target	1,200
1680	Target	1,200
1690	Target	1,200
1700	Target	1,200
1710	Target	1,200
1720	Target	1,200
1730	Target	1,200
1740	Target	1,200
1750	Target	1,200
1760	Target	1,200
1770	Target	1,200
1780	Target	1,200
1790	Target	1,200
1800	Target	1,200
1810	Target	1,200
1820	Target	1,200
1830	Target	1,200
1840	Target	1,200
1850	Target	1,200
1860	Target	1,200
1870	Target	1,200
1880	Target	1,200



Property Photos

