

# 1024 & 1028 Shelby St

## Two Buildings Available For Lease

### Property Information

- + Street parking against the building
- + Popular Fountain Square neighborhood
- + 1028 Shelby is a 2nd generation space with exhaust hood in place
- + 1024 Shelby is newly remodeled and white boxed
- + 1024 Shelby revised SF should be 1,327 usable SF (not including utility closet)
- + 1028 Shelby St 2,000 SF

### Demographics

	1 Mile Radius	3 Mile Radius	5 Mile Radius
Population	15,840	110,552	252,232
Households	7,277	49,023	107,535
Household Income	\$109,237	\$90,072	\$80,834
Daytime Population	23,074	217,572	359,001

### Traffic Counts

	VPD
I - 65	130,240
Virginia Ave	8,017

Scan to get a digital tour of the listing!



1024 Shelby St



1028 Shelby St





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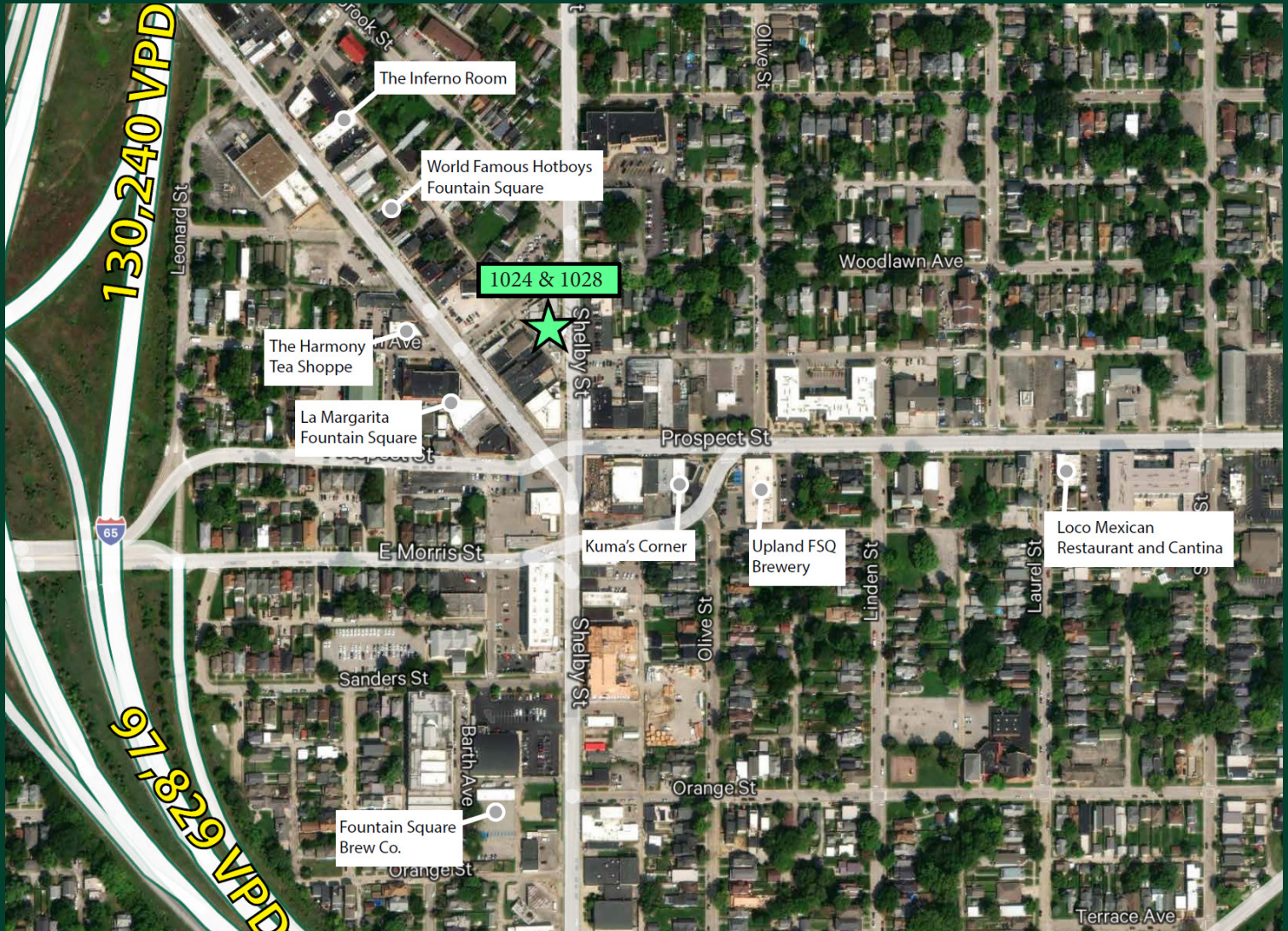
For Lease





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