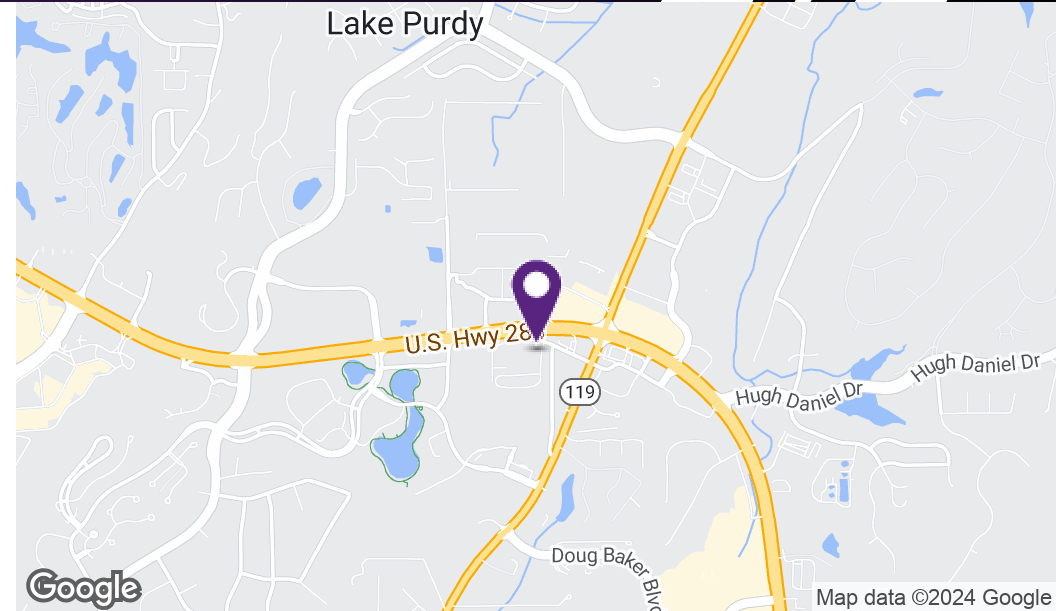


CAHABA POINTE PARCELS AVAILABLE

5342 HIGHWAY 280, HOOVER, AL 35242



PROPERTY HIGHLIGHTS

- Cahaba Pointe Village is a new mixed-use development with 4 commercial lots & 120 new homes
- 0.92 & 1.23 acre pad-ready parcels available
- Convenient access to heavily trafficked Highway 280 and Highway 119
- High-income demographics in the surrounding area
- Co-Tenants Include: Chipotle and First Bank

OFFERING SUMMARY

Sale Price:	Subject To Offer
Lease Rate:	Negotiable
Available SF:	1 SF
Lot Size:	1.23 Acres

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	2,369	17,343	33,284
Total Population	5,785	40,851	79,973
Average HH Income	\$152,075	\$154,957	\$155,238

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Garrett Laurie Associate Broker 205.271.7206 glaurie@southpace.com

All information furnished with respect to the subject matter has been obtained from sources deemed reliable. No representation or warranty as to accuracy thereof is made and such information is submitted subject to change in price, omissions, errors, prior sale or withdrawal without notice.



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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	5,785	40,851	79,973
Average Age	42	42	42
Average Age (Male)	41	41	41
Average Age (Female)	44	43	43

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	2,369	17,343	33,284
# of Persons per HH	2.4	2.4	2.4
Average HH Income	\$152,075	\$154,957	\$155,238
Average House Value	\$539,079	\$531,483	\$530,916

Demographics data derived from AlphaMap

