



## OFFERING SUMMARY

Sale Price: \$1,175,000

Year Built: 1998

Building Size: 20,900 SF

## PROPERTY OVERVIEW

This well-positioned, multi-tenant retail property in Oxford, AL offers a total of 20,900 SF, featuring a highly visible location with excellent access to I-20. The building currently includes:

Antique Mall (15,400 SF) Owner-occupied and will vacate upon closing.

State Farm Insurance (2,750 SF)

Lavie Nails (2,750 SF)

Located off US Hwy 78 E on Davis Loop Road, this property benefits from strong visibility and high traffic, with neighboring retailers and traffic generators such as Lowes, Harley Davidson, Mountain Motorsports, Benton Nissan, Mellow Mushroom, and a variety of nearby hotels and restaurants. This prime location offers easy access to I-20, ensuring a steady flow of potential customers.

230 DAVIS LOOP  
Oxford, AL 36203



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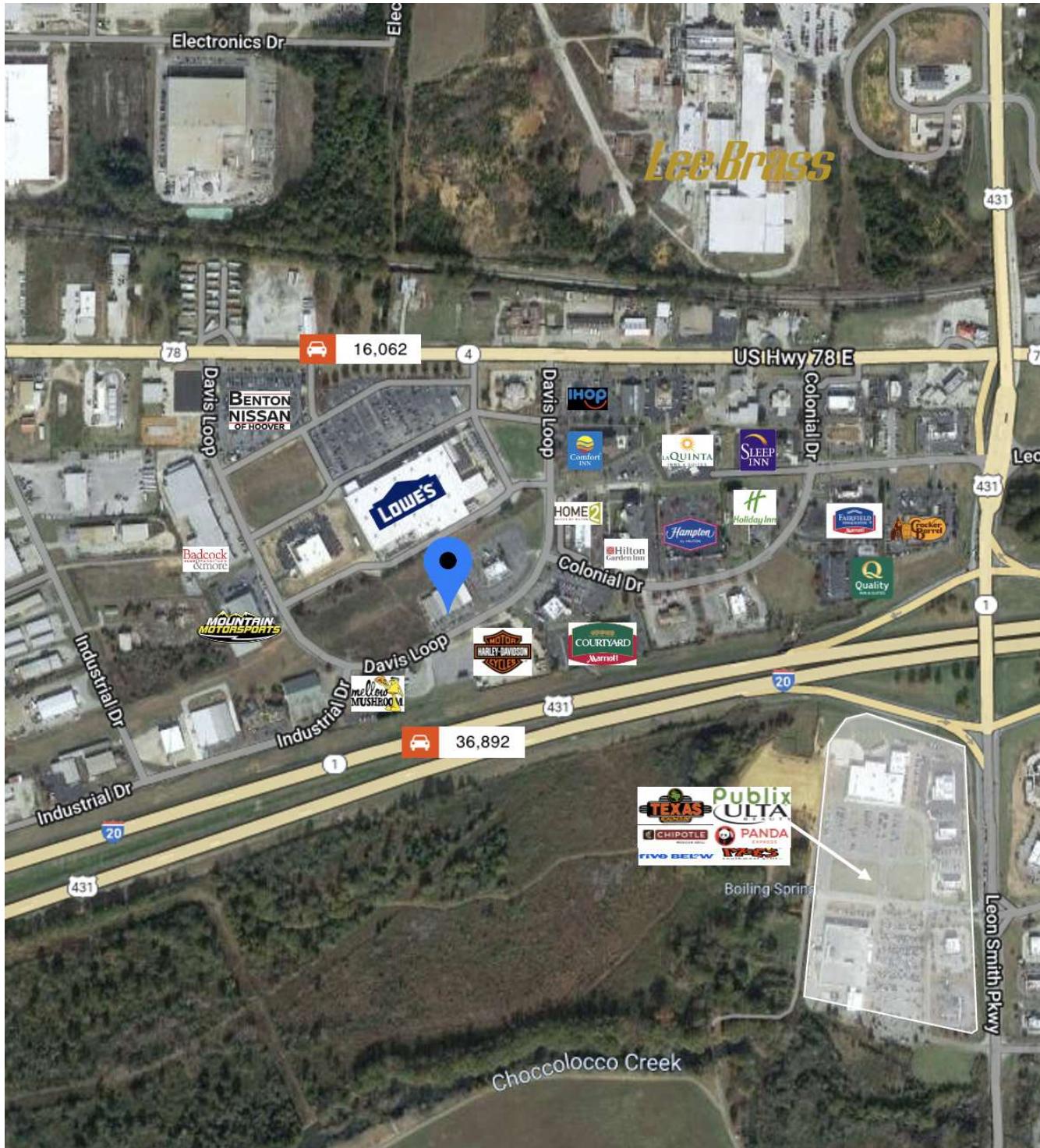
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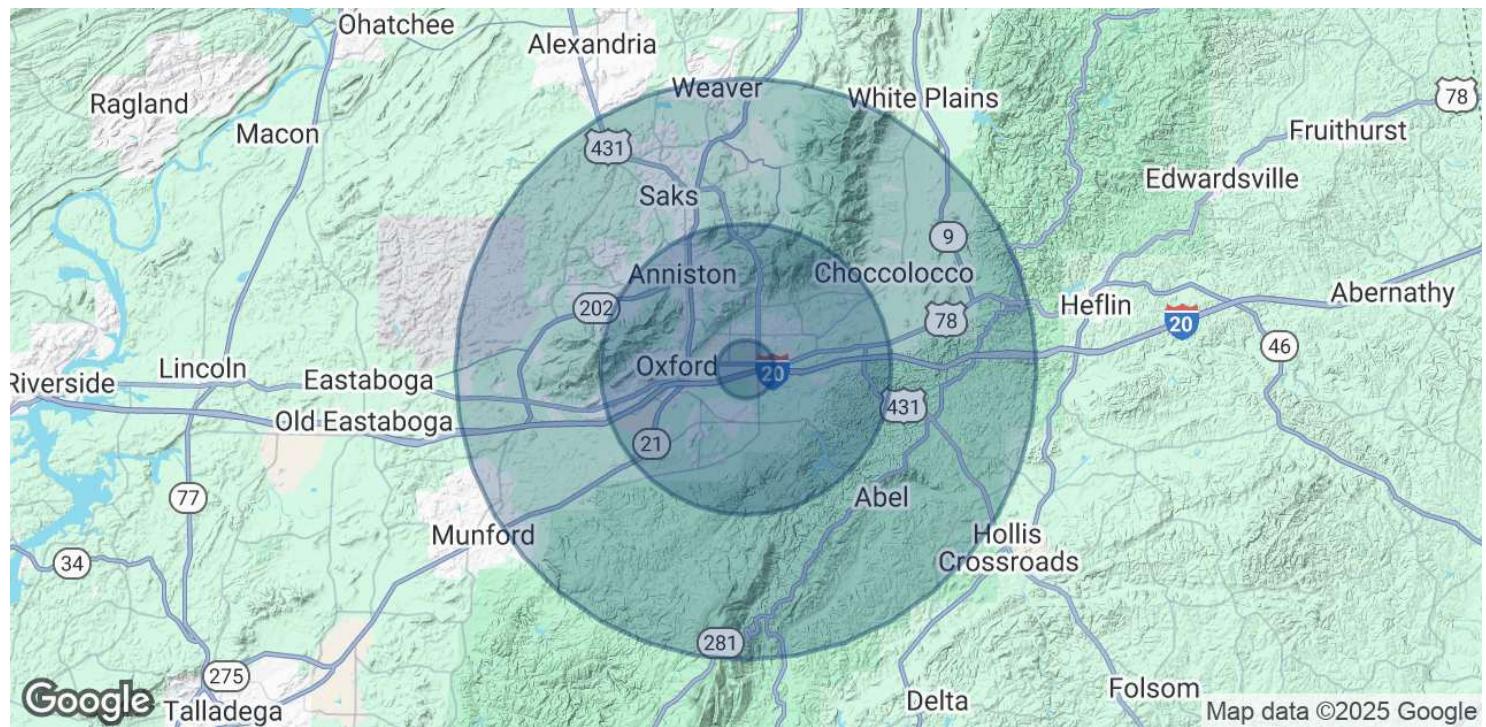
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POPULATION	1 MILE	5 MILES	10 MILES
Total Population	2,329	35,712	72,746
Average Age	32.2	40.5	40.5
Average Age (Male)	31.3	39.9	39.4
Average Age (Female)	36.6	42.1	42.3

HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total Households	992	17,394	35,054
# of Persons per HH	2.3	2.1	2.1
Average HH Income	\$69,436	\$64,228	\$57,049
Average House Value	\$152,769	\$143,211	\$128,420

2020 American Community Survey (ACS)