



WOODCREST
CAPITAL, LLC

Montgomery Commons

3705-3789 Eastern Blvd | Montgomery AL

LEASING
(817) 927-0050

Restaurant
Retail
Office
Medical

AVAILABLE
5,000 - 30,000 SF
3,200 SF



- 95,300 SF Center
- Montgomery County, Alabama
- Large Parking Field
- Shadow-Anchored by a Walmart Supercenter

Type	PSF
NNN's	\$ 1.13
Lease Rates	Call for Rates

Traffic Counts	
Eastern Blvd	42,391 VPD
Troy Hwy	33,477 VPD



Demographics	1-mile*	3-mile	5-mile	True Trade Area**
Population	66,970	138,244	188,668	159,757
Households	27,681	55,801	75,556	63,761
Average HH Income	\$68,088	\$71,238	\$70,097	\$60,035

* 1, 3, and 5 mile radius data provided by Placer.ai using the Census 2019 ACS dataset

** True Trade Area values reflect the aggregate demographic data of the most prevalent Census Block Groups providing 80% of the actual traffic seen within a 1000ft radius from 8/1/2021-7/31/2022 as calculated by Placer.ai using the Census 2019 ACS dataset.

Woodcrest Capital, LLC
3113 South University Drive, Suite 600
Fort Worth, TX 76109

The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease.

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MONTGOMERY COMMONS | Montgomery, Alabama

