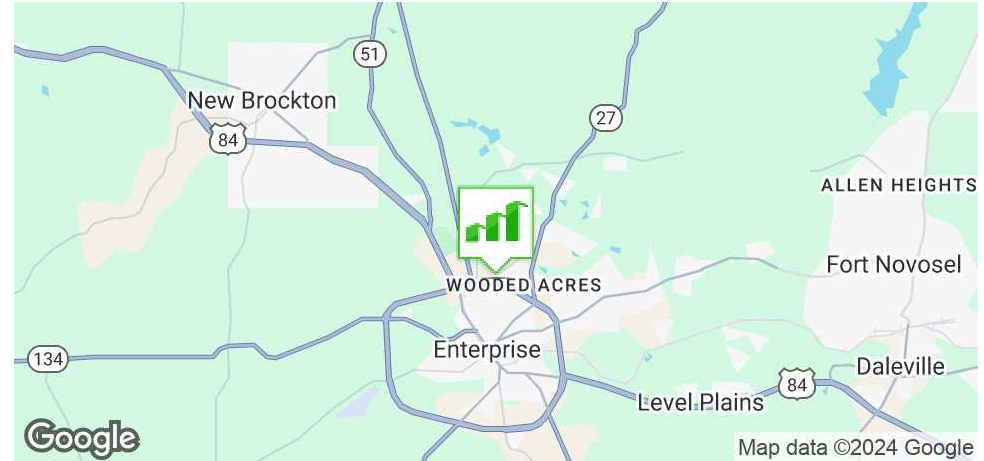


DAUPHIN PLAZA SHOPPING CENTER

1032 BOLL WEEVIL CIRCLE, ENTERPRISE, AL 36330

Executive Summary



OFFERING SUMMARY

| | |
|----------------|------------------|
| Available SF: | 2,000 - 4,875 SF |
| Lease Rate: | Negotiable |
| Lot Size: | ±10.58 Acres |
| Year Built: | 1987 |
| Building Size: | ±86,260 |
| Renovated: | 2019 |
| Zoning: | Commercial |

PROPERTY HIGHLIGHTS

- Great location in the Newly Renovated Dauphin Plaza
- Tenants: Grocery Advantage, Dollar General, Little Caesar's Pizza, and Edward Jones
- Located between major retailers: Walmart Supercenter, Publix, and Lowe's
- Daily Traffic Counts HWY 84 (Boll Weevil Cir) 24,954±
- With a 2023 population of 30,487, Enterprise is currently growing at a rate of 1.84% annually and its population has increased by 5.62% since the most recent census
- 0.3± from Highway 84
- 0.9± from Main St.
- 8.8± from Fort Novosel Army Base

DEMOGRAPHICS

| | 1 MILE | 5 MILES | 10 MILES |
|-------------------|----------|----------|----------|
| Total Households | 1,889 | 14,079 | 21,436 |
| Total Population | 4,589 | 36,255 | 55,657 |
| Average HH Income | \$72,230 | \$67,789 | \$66,490 |

GENE CODY, CCIM, SIOR

334.386.2441
gcody@mcrmpm.com

MOORE COMPANY REALTY

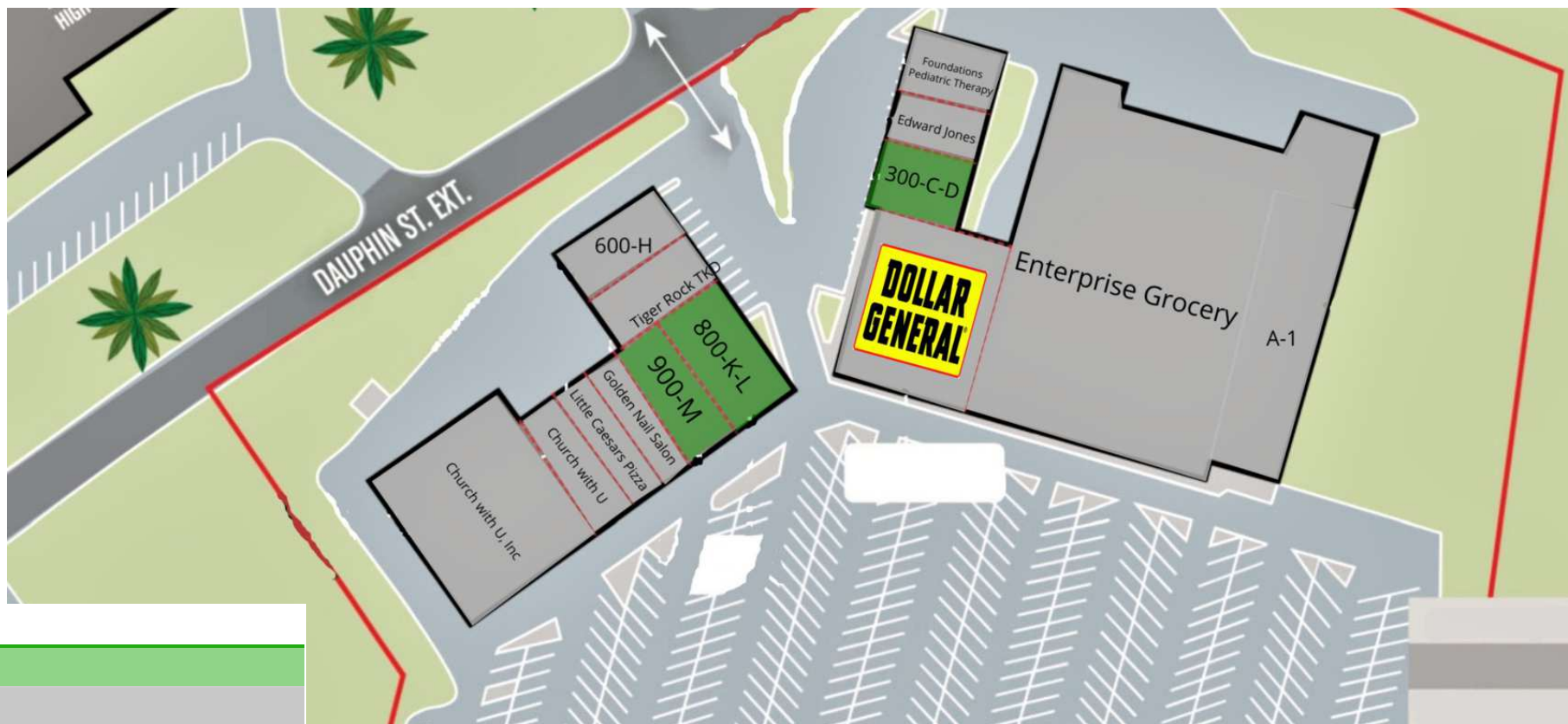
312 Catoma St #200, Montgomery, AL 36104
334.262.1958 | moorecompanyrealty.com



DAUPHIN PLAZA SHOPPING CENTER

Plans

1032 BOLL WEEVIL CIRCLE, ENTERPRISE, AL 36330



LEGEND

Available

Leased

AVAILABLE SPACES

| SUITE | TENANT | SIZE | TYPE | RATE |
|-------------------------------------|-----------|------------------|------|---------------|
| 1032 Boll Weevil Cir. Suite 300-C-D | Available | 2,000 SF | NNN | Contact Agent |
| 1032 Boll Weevil Cir. Suite 800-K-L | Available | 2,625 - 4,875 SF | NNN | Contact Agent |
| 1032 Boll Weevil Cir. Suite 900-M | Available | 2,250 SF | NNN | Contact Agent |

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Additional Photos



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DAUPHIN PLAZA SHOPPING CENTER

1032 BOLL WEEVIL CIRCLE, ENTERPRISE, AL 36330

Retail Map



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