

SUMMARY

LOCATION AERIAL

PHOTOS

SITE PLAN

DEMOGRAPHICS

FOR LEASE

PROPERTY OVERVIEW

High-end retail showroom offers approximately 7,742 SF in a prime Gulf Shores location, situated between Target and Publix on Hwy 59. The space features a 2-level interior layout and prominent pylon signage, ideal for boutique retail or showroom use. The property is currently occupied by an active business, with availability estimated for February 1, 2026.

AVAILABLE

- 7,742 ± SF

LEASE TERMS

- Base Rate: \$19.50 / SF
- Lease Structure: NNN
- 3-5 year term

LOCATION HIGHLIGHTS

- Premier Gulf Coast Destination with over 7 million annual visitors to the Alabama beaches
- Surrounded by national brands and high-traffic attractions
- Strong year-round population with a growing number of full-time residents and second-home owners
- Close proximity to resorts, marinas, and vacation rentals driving consistent dining demand
- High visibility and accessibility from Gulf Shores Parkway (aka US Hwy 59)





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RETAIL BUILDING

GULF SHORES

3769 Gulf Shores Pkwy, Gulf Shores, AL

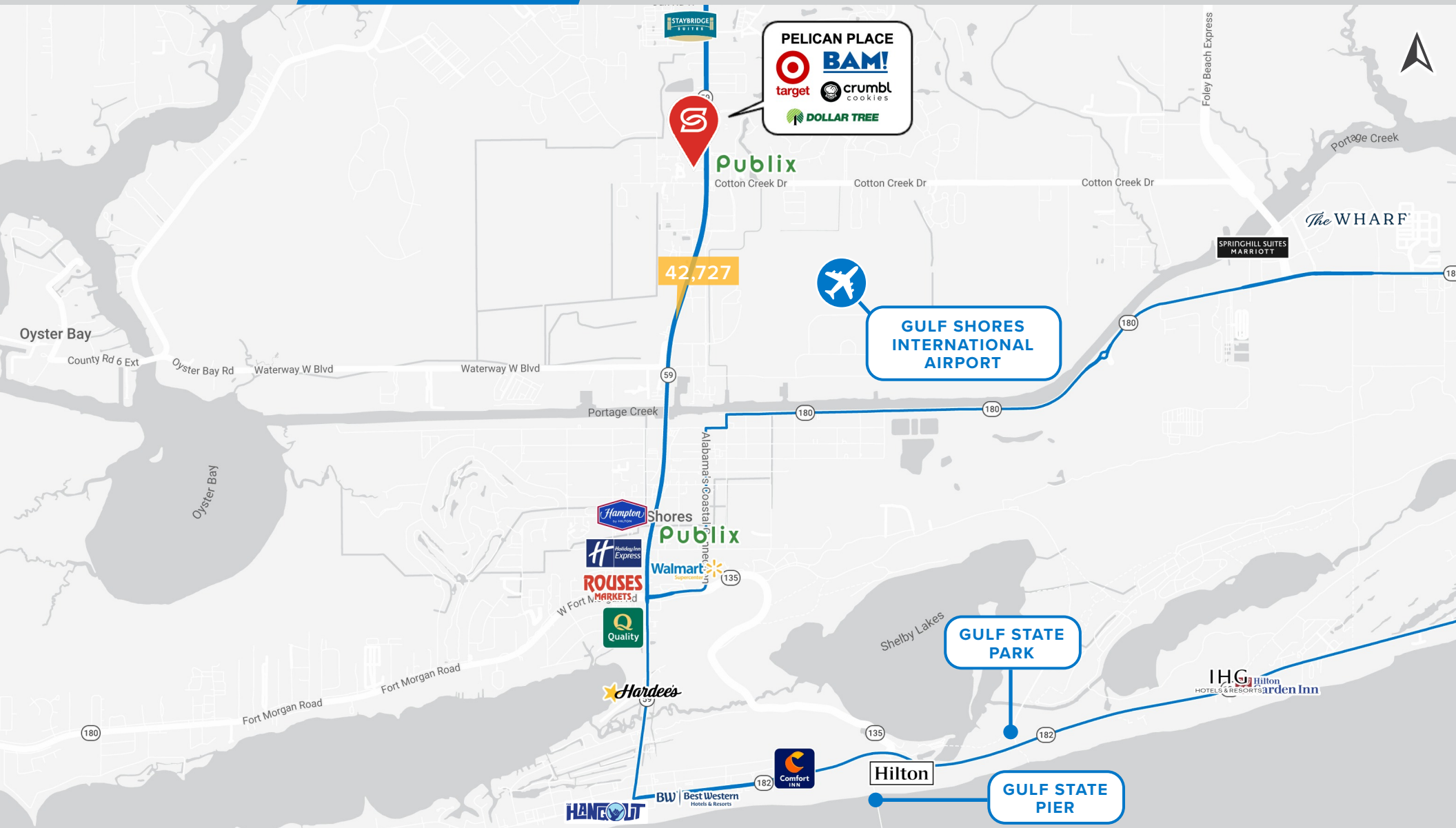
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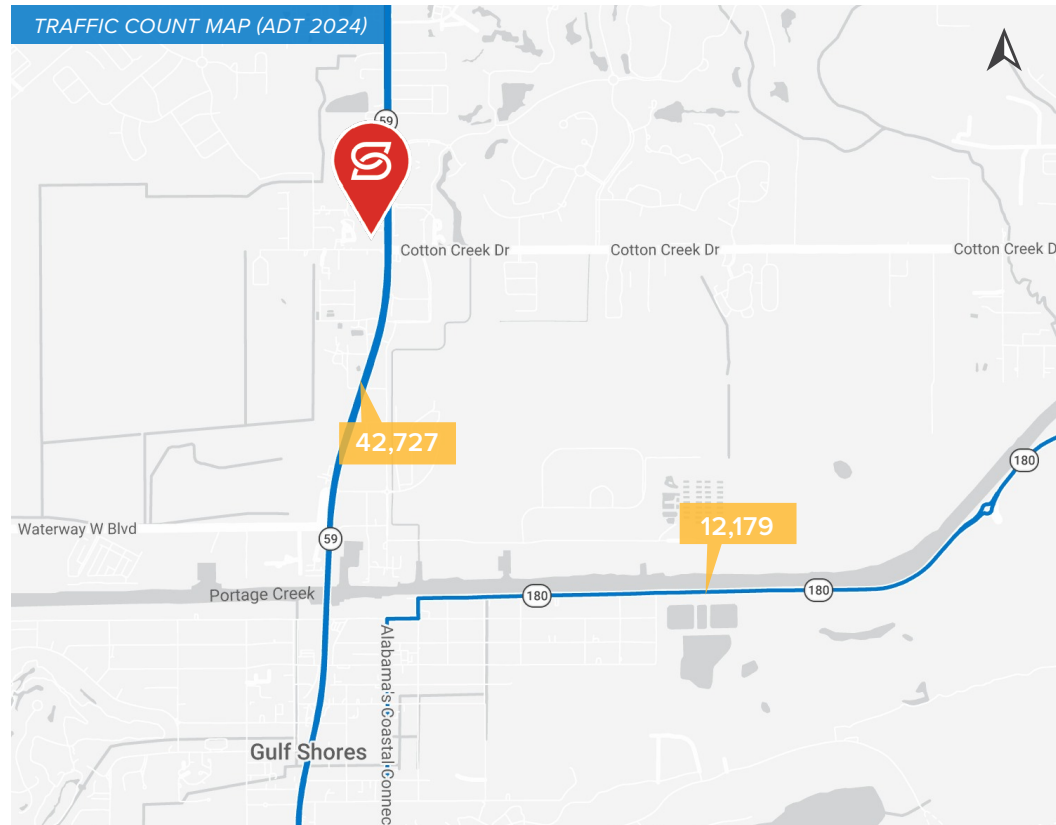
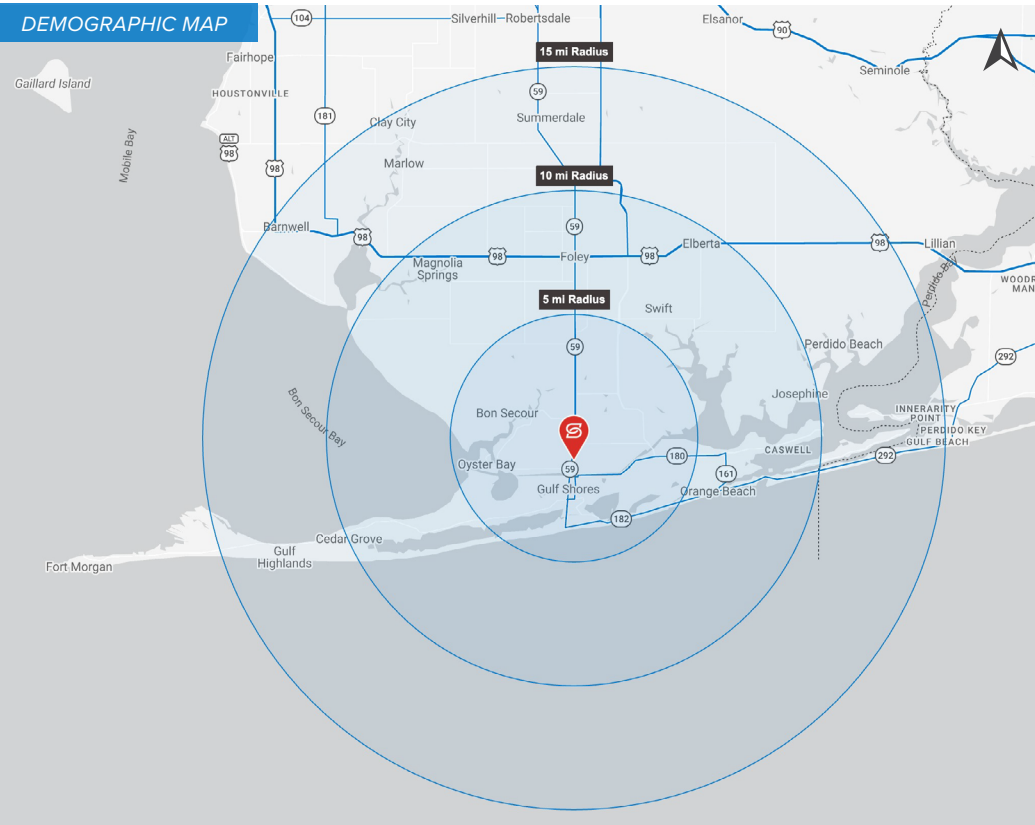
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2025 DEMOGRAPHICS



POPULATION

5 MI	10 MI	15 MI
38,163	89,815	119,772



AVG. HH INCOME

5 MI	10 MI	15 MI
\$97,693	\$104,619	\$109,541



POPULATION GROWTH

5 MI	10 MI	15 MI
2.8%	2.7%	2.6%