

English Village Shopping Center

2800 Spring Ave. SW., Decatur, AL 35603



CENTER HIGHLIGHTS

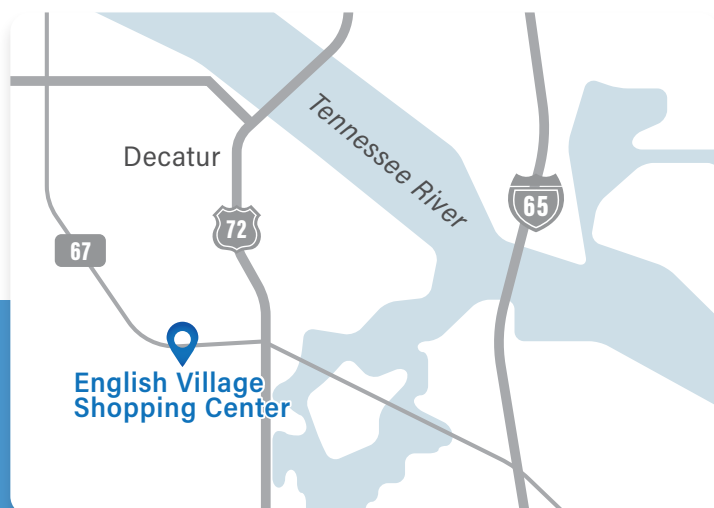
- The traffic light, along with a dedicated turning lane, provides excellent access and visibility for the street.
- This location is a popular shopping destination in the local community, attracting a significant amount of traffic.
- Shadow-anchored by a 24/7 Walmart Supercenter, and is situated next to Honda and Toyota dealerships, with a Hyundai dealership nearby. Additionally, it features national tenants such as Planet Fitness, Cato, Dollar Tree, and several fast food chain restaurants.

LEASING INFORMATION

Building/GLA	105,000 SF
Intersection	Highway 67 and Spring Avenue SW
Traffic Light	Yes
Traffic Count	37,777 AADT

DEMOGRAPHICS

Radius	1-Mile	5-Mile	10-Mile
Population	8,842	62,120	99,634
Household	3,897	25,221	39,994
Avg. Income	\$61,133	\$70,069	\$75,118



LEASING CONTACT

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STE	Tenant	SF
A	Alabama Pediatric Dental Associates and Orthodontics	9,000
B	Planet Fitness	20,200
B1	Available	2,400
B2	Available	10,000
B3	America's Thrift Store	35,000
101	Casa Santiago	3,210
110	Spring Garden Restaurant	1,600
120	Eyebrow Threading	1,600
130	CATO	4,800
140	Cloudy Tobacco and Vape	2,000
150	Firehouse Subs	2,000
160	GameStop	2,000
170	Nails Tek	1,600
180	Dollar Tree	8,000

