

2614 31ST AVE N
Birmingham, AL 35207



OFFERING SUMMARY

Sale Price:	\$225,000
Year Built:	1983
Building Size:	3,648 SF
Zoning:	B2
Market:	Birmingham
Price / SF:	\$61.68

LOCATION OVERVIEW

Located just north of downtown Birmingham this property provides easy access to main transportation routes and a multitude of major traffic generators. Traffic Generators within close proximity include: Regions Field, Protective Stadium, University of Alabama at Birmingham, UAB Hospital, and more. With convenient access to both I-20 and I-65, this location offers seamless connectivity to the wider Birmingham area, making it an ideal choice for investors looking to capitalize on the area's dynamic market.

PROPERTY HIGHLIGHTS

- Zoned B2
- Easy access to I-20 and I-65
- Close proximity to major traffic generators

WALTER KELLEY
205.235.0440
walterk@acrerep.com

GRIFFIN CARROLL
205.235.0440
griffinc@acrerep.com

ACRE REAL ESTATE PARTNERS, LLC
1607 Richard Arrington Jr Blvd S
Birmingham, AL 35205
205.235.0440 | acrerep.com

2614 31ST AVE N
Birmingham, AL 35207

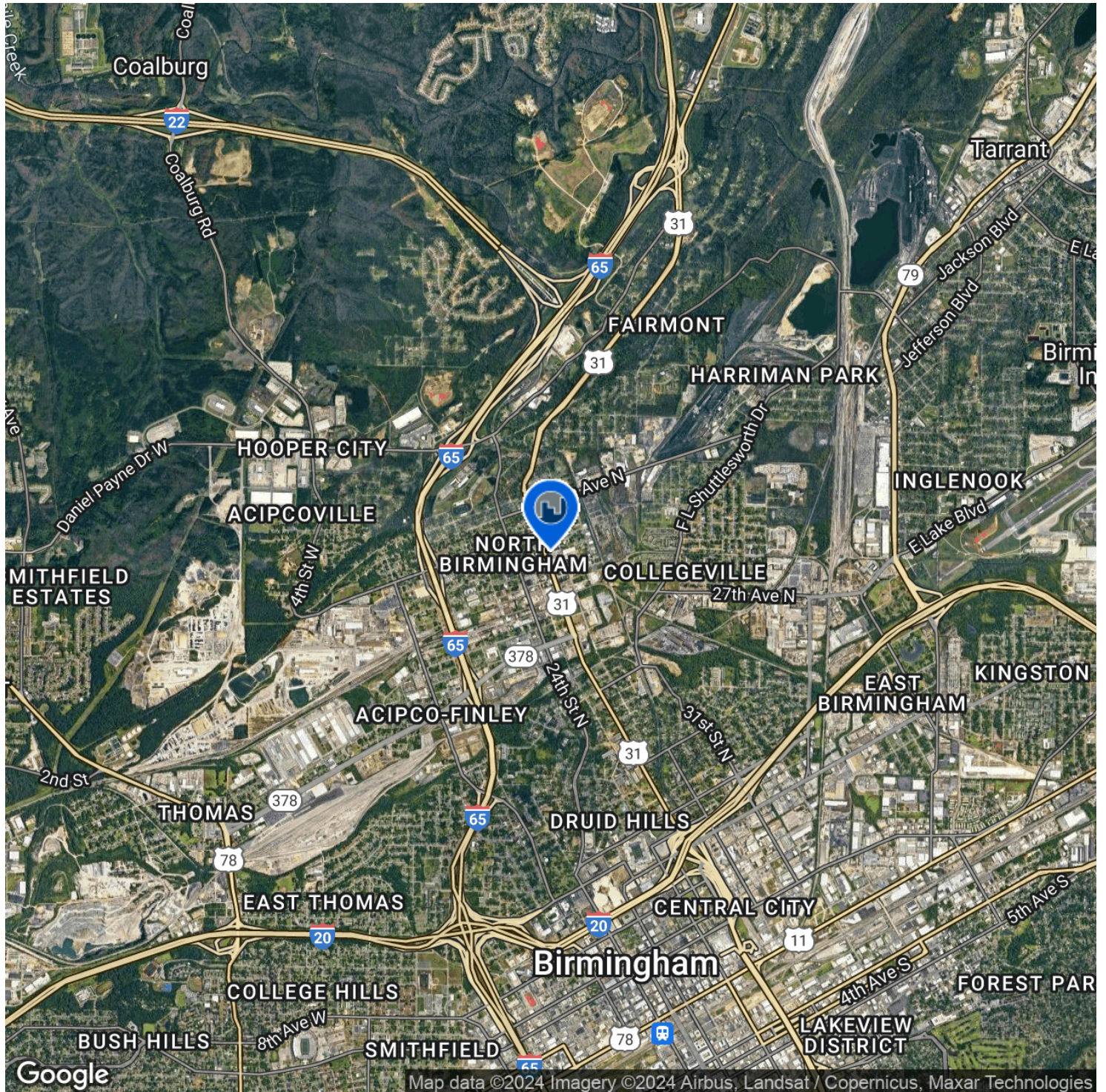


WALTER KELLEY
205.235.0440
walterk@acrerep.com

GRIFFIN CARROLL
205.235.0440
griffinc@acrerep.com

ACRE REAL ESTATE PARTNERS, LLC
1607 Richard Arrington Jr Blvd S
Birmingham, AL 35205
205.235.0440 | acrerep.com

2614 31ST AVE N
Birmingham, AL 35207

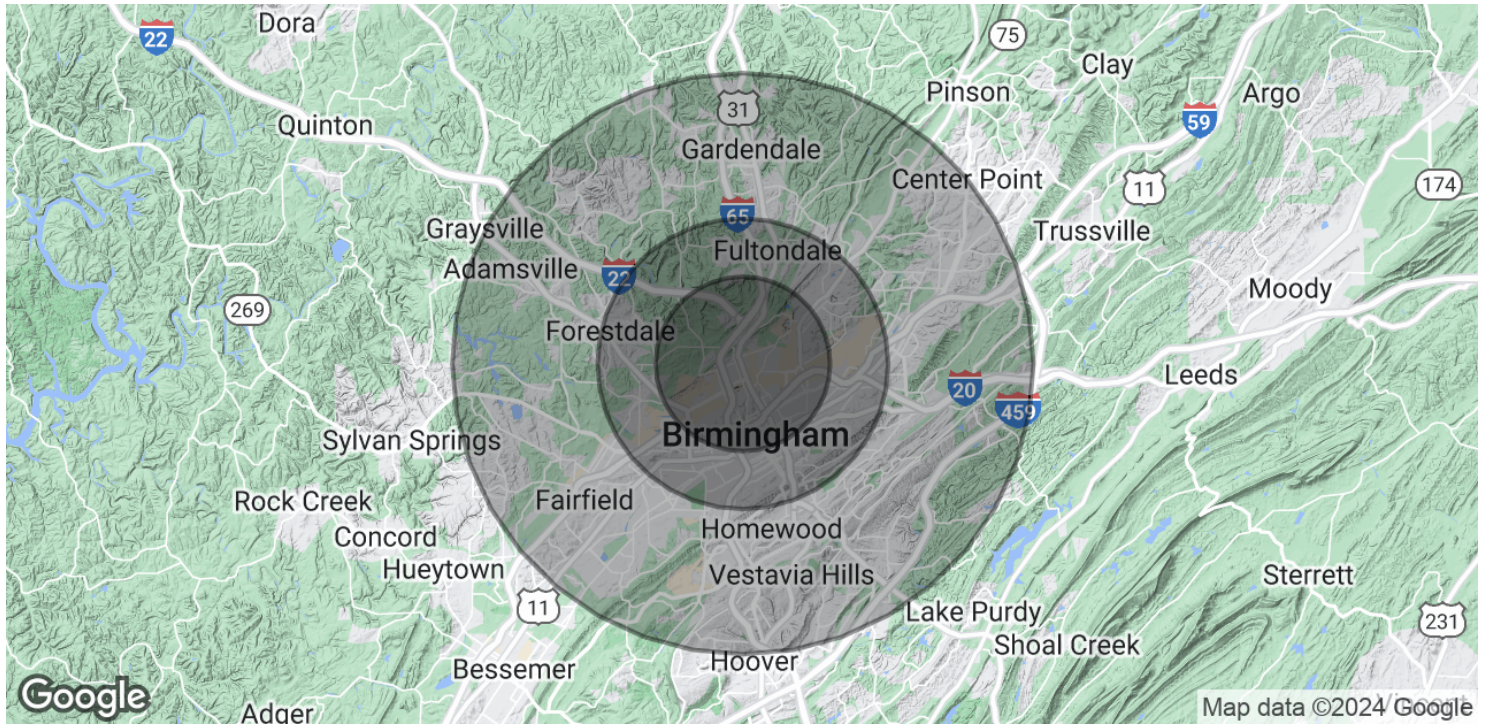


WALTER KELLEY
205.235.0440
walterk@acrerep.com

GRIFFIN CARROLL
205.235.0440
griffinc@acrerep.com

ACRE REAL ESTATE PARTNERS, LLC
1607 Richard Arrington Jr Blvd S
Birmingham, AL 35205
205.235.0440 | acrerep.com

2614 31ST AVE N
Birmingham, AL 35207



POPULATION	3 MILES	5 MILES	10 MILES
Total Population	30,619	106,547	323,601
Average Age	41	40	40
Average Age (Male)	39	39	39
Average Age (Female)	42	41	42

HOUSEHOLDS & INCOME	3 MILES	5 MILES	10 MILES
Total Households	13,060	46,861	136,149
# of Persons per HH	2.3	2.3	2.4
Average HH Income	\$45,561	\$68,216	\$89,375
Average House Value	\$145,167	\$248,276	\$317,243

Demographics data derived from AlphaMap

WALTER KELLEY
205.235.0440
walterk@acrerep.com

GRIFFIN CARROLL
205.235.0440
griffinc@acrerep.com

ACRE REAL ESTATE PARTNERS, LLC
1607 Richard Arrington Jr Blvd S
Birmingham, AL 35205
205.235.0440 | acrerep.com