



FOR LEASE

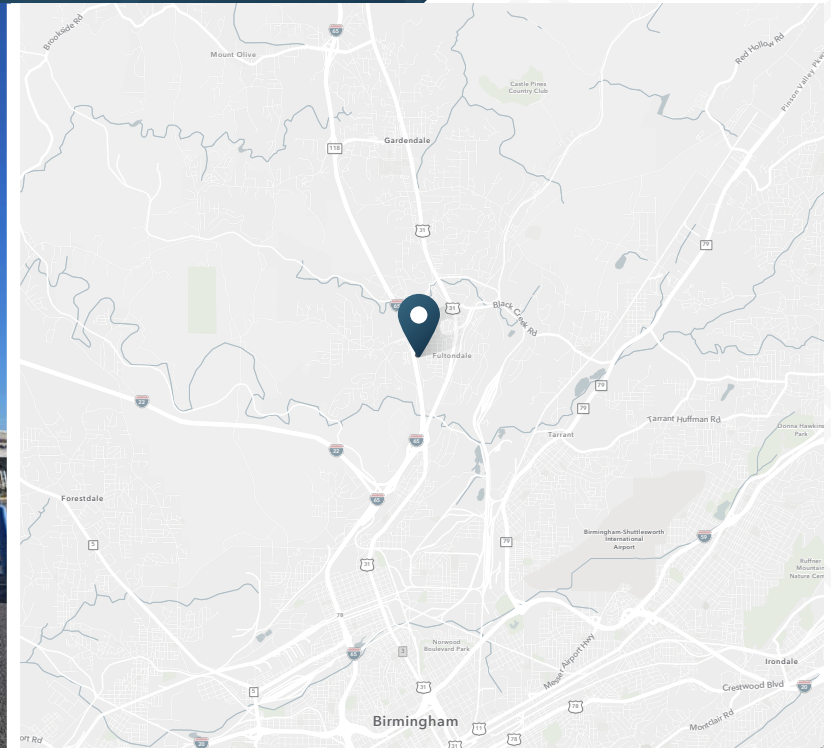
Fultondale Promenade

3452 Lowery Parkway | Fultondale, AL 35068



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1,440-4,200 SF
Available

ABOUT THE PROPERTY

- 1,440 SF former salon space available
- 4,200 SF in-line retail space available
- Prime development anchored by Target, JCPenney, Ross Dress for Less, Five Below, and Shoe Dept. | ENCORE
- High Visibility and Access from I-65
- Ideal location at the intersection of I-65 and Walker Chapel Road

TENANTS INCLUDE



TRAFFIC COUNTS

I-65, N of Site	82,393 VPD
I-65, S of Site	87,106 VPD
Walker Chapel Road, adjacent to Site	19,209 VPD
Decatur Highway, E of Site	24,587 VPD

Year: 2024 | Source: ALDOT

DEMOGRAPHICS

	3 Miles	5 Miles	7 Miles
Population	21,342	55,048	149,996
Average HH Income	\$81,036	\$75,559	\$77,226
Total Daytime Population	20,196	59,878	232,446

Year: 2025 | Source: Esri

CONTACT

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FULTONDALE PROMENADE TENANT LISTING

1	Ashley Furniture Homestore	40,044 SF	10	Hibbett Sporting Goods	4,975 SF	18	Kay Jewelers	1,910 SF	27	Verizon
2	Five Guys Burgers & Fries	2,860 SF	11	Nothing Bundt Cakes	2,028 SF	19	City Gear	5,200 SF	28	Logan's Roadhouse
3	Faye Chambers, DMD	1,669 SF	12	Bath & Body Works	2,830 SF	20	Oasis Nail Lounge	4,000 SF	29	Target
4	AAA	1,600 SF	13	Luxe Nails	1,200 SF	21	Firehouse Subs	1,600 SF	30	Chili's Bar & Grill
5	J.C. Penney	83,675 SF	14	GNC	1,600 SF	22	AVAILABLE	4,200 SF	31	Arby's
6	Ross Dress for Less	25,000 SF	15	AVAILABLE	1,440 SF	23	America's Best	3,584 SF	32	Chick-fil-A
7	Casa Fiesta	4,617 SF	16A	SHOE DEPT. ENCORE	10,000 SF	24	Claire's	1,450 SF	33	McDonald's
8	Sally Beauty Supply	1,600 SF	16B	Five Below	9,000 SF	25	Therapy South		34	Mugshots Grill & Bar
9	PetSmart	15,500 SF	17	OneMain Financial, Inc.	1,600 SF	26	Great Clips			

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DEMOGRAPHIC HIGHLIGHTS

3 MILES

21,342	20,196	\$81,036	8,689
Population	Total Daytime Population	Average Household Income	Total Households

5 MILES

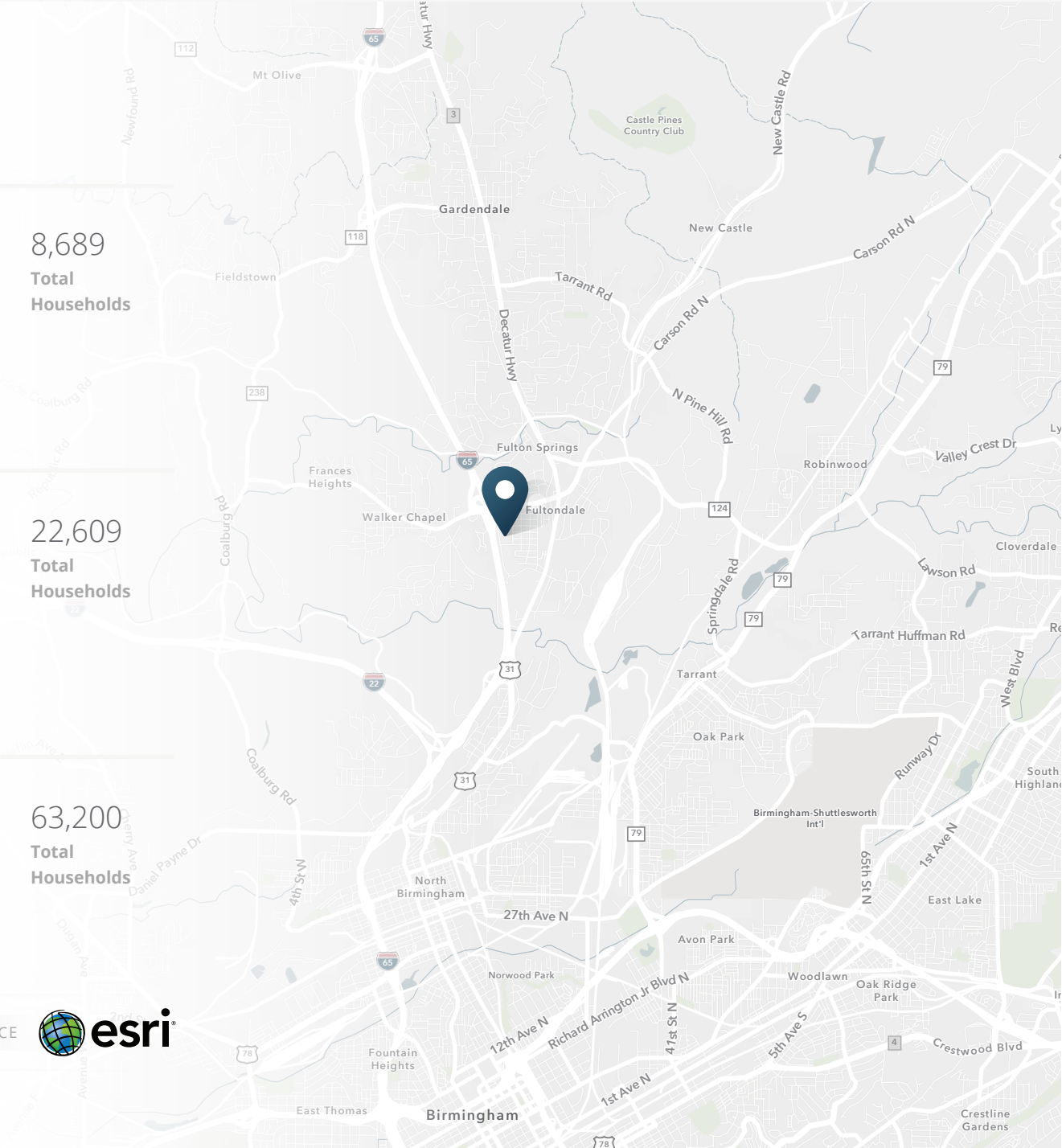
55,048	59,878	\$75,559	22,609
Population	Total Daytime Population	Average Household Income	Total Households

7 MILES

149,996	232,446	\$77,226	63,200
Population	Total Daytime Population	Average Household Income	Total Households

> **Want more?** Contact us for a complete demographic, foot-traffic, and mobile data insights report.

SOURCE



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MOBILE DATA & FOOT TRAFFIC INSIGHTS

Estimated Annual Visits

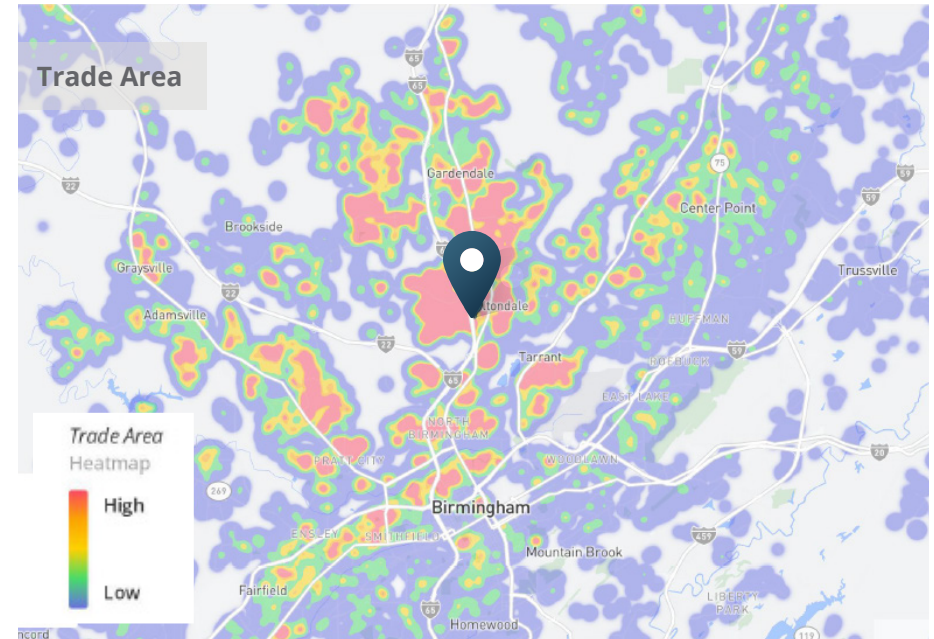
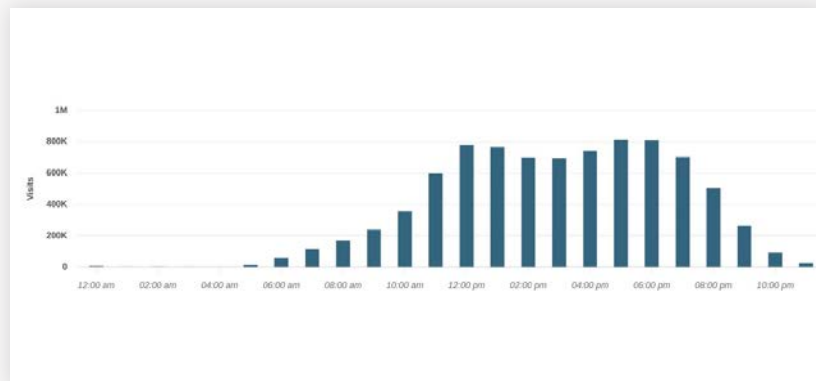
01/01/2025 - 12/31/2025

Estimated # of Customers	Estimated # of Visits	Average Visits/Customer
983.8K	4.8M	4.89

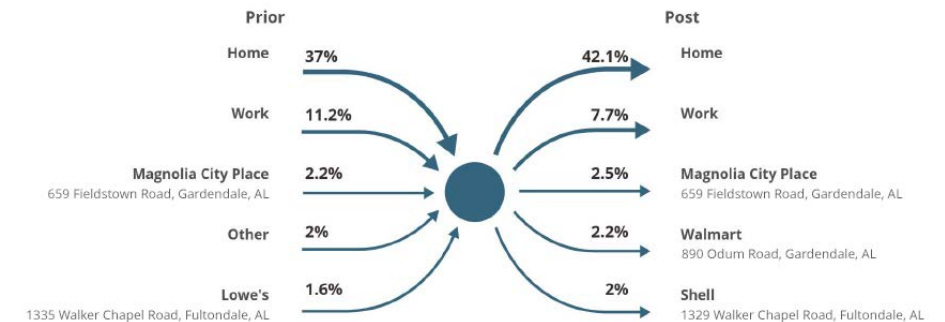
Daily Visits



Hourly Visits



Customer Journey



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SOURCE



Placer.ai

TARGET MARKET SUMMARY

Fultondale Promenade

Ring of 7 miles

KEY FACTS



This infographic contains data provided by Esri, Esri and Bureau of Labor Statistics, Esri and GfK MRI. The vintage of the data is 2025, 2030.

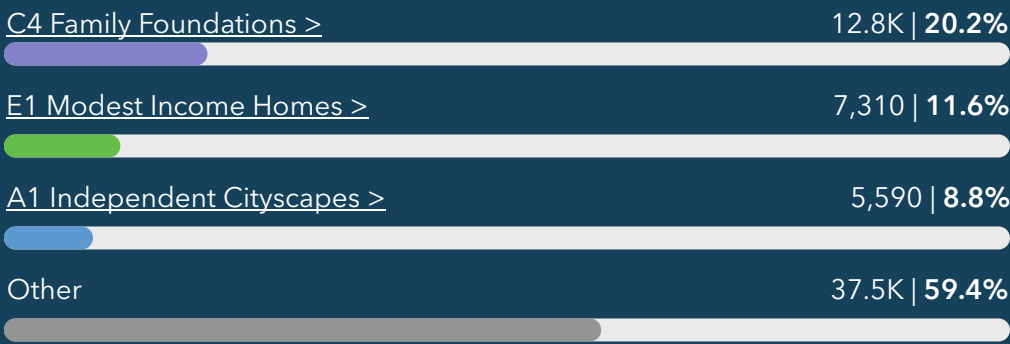
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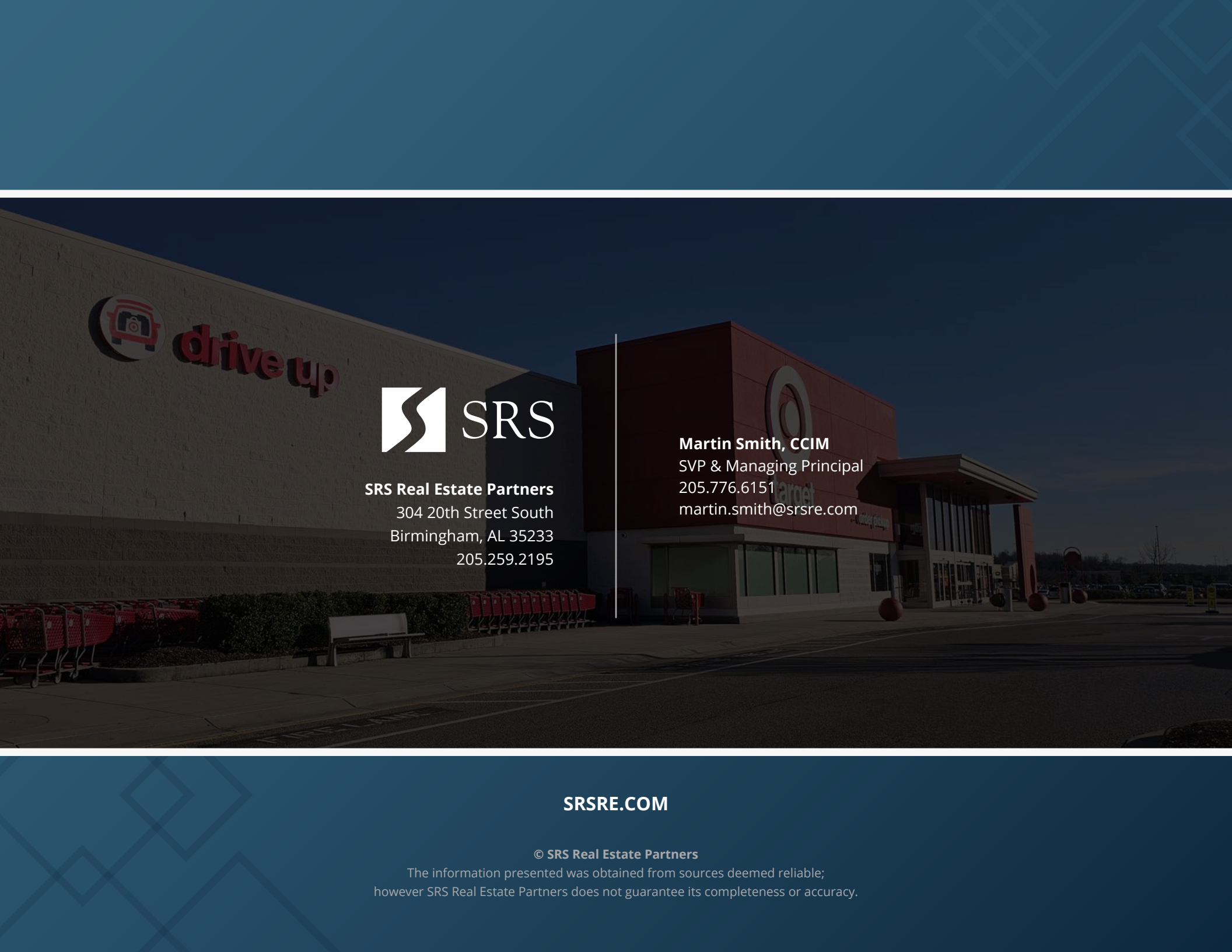
ANNUAL ENTERTAINMENT SPENDING



Tapestry

Top 3 segments by household count





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