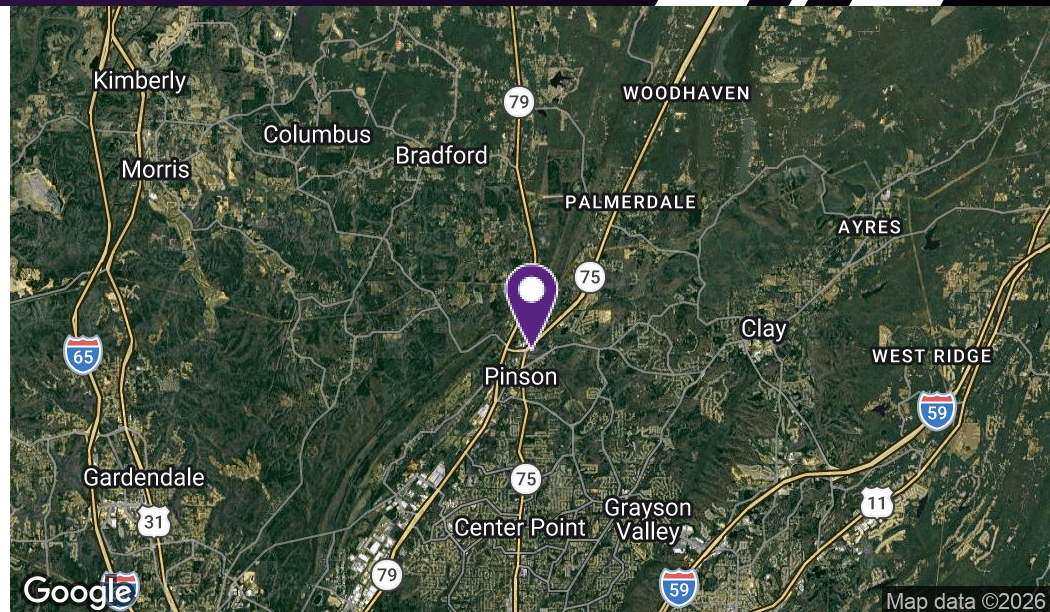


ALDI OUTPARCEL AVAILABLE

4701 CENTER POINT ROAD, PINSON, AL 35126



PROPERTY HIGHLIGHTS

- Outparcel available in front of ALDI to purchase or lease
- Strong visibility from both State Route 151 (14,764 VPD) and Center Point Rd (15,816 VPD).
- Signalized access with shared ingress/egress
- High daily traffic counts along Center Point Rd
- Dense surrounding residential population
- Nearby anchors include ALDI, Walmart Supercenter, and Lowe's.

OFFERING SUMMARY

Sale Price:	Call for Pricing
Lease Rate:	Call for Pricing
Lot Size:	1 Acres

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	457	7,503	22,066
Total Population	1,176	20,302	58,408
Average HH Income	\$80,545	\$73,209	\$70,339

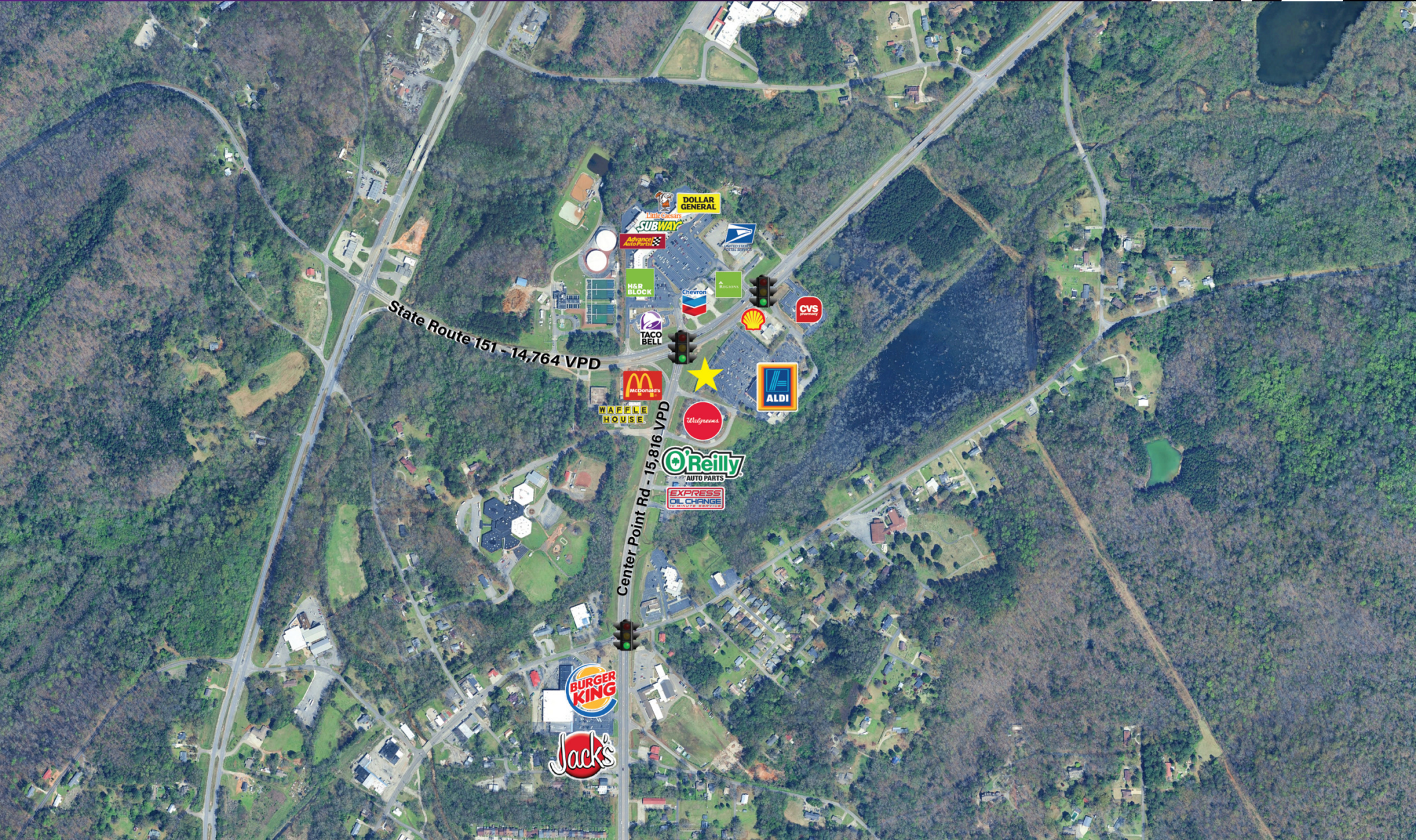
Stephanie Hill Director 205.271.7228 shill@southpace.com
 Andrew Collat Retail Brokerage 205.271.7224 acollat@southpace.com
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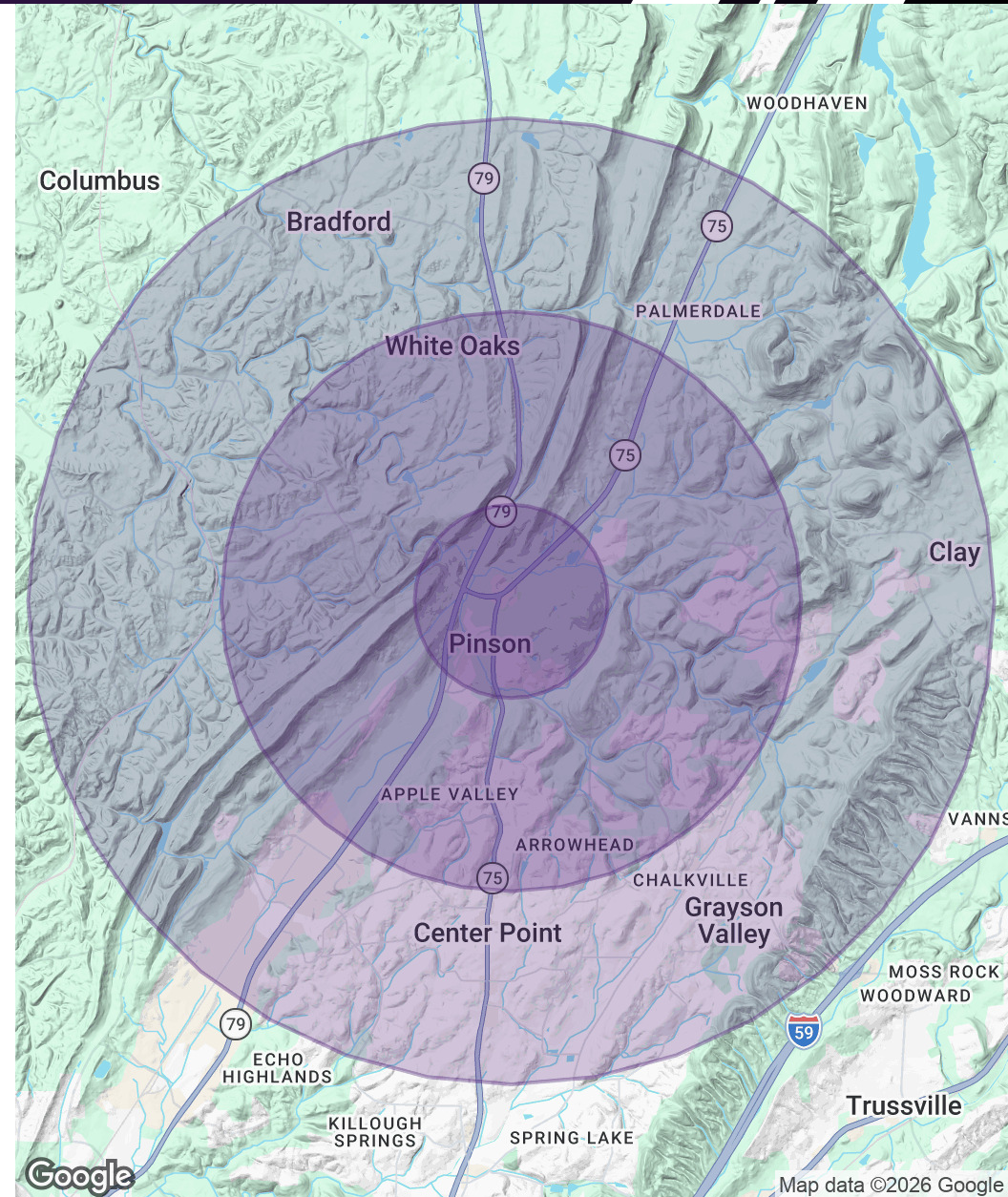
ALDI OUTPARCEL AVAILABLE

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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	1,176	20,302	58,408
Average Age	42	38	38
Average Age (Male)	41	36	36
Average Age (Female)	43	39	40

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	457	7,503	22,066
# of Persons per HH	2.6	2.7	2.6
Average HH Income	\$80,545	\$73,209	\$70,339
Average House Value	\$215,764	\$180,291	\$192,098

2020 American Community Survey (ACS)



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