



FOR SUBLEASE

Former Walgreens with Drive-Thru: ±14,490 SF

2281 E South Boulevard | Montgomery, AL 36116

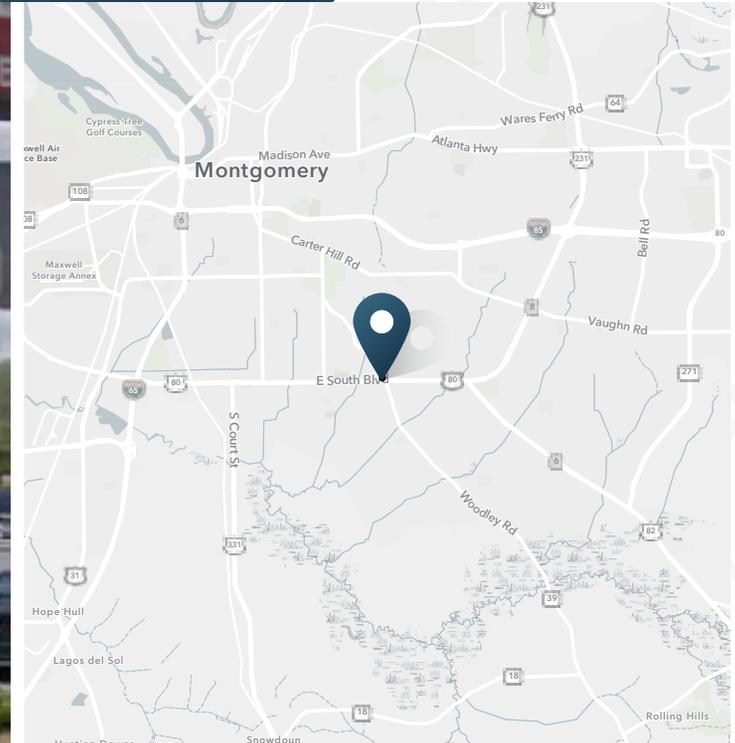


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14,490 SF

Available

10/01/2027

Lease Expiration

ABOUT THE PROPERTY

- 14,490 SF former Walgreens with drive-thru available on U.S. Highway 82 in Montgomery, AL.
- Located one mile from Baptist Medical Center South - Montgomery's largest medical facility.
- All offers are subject to approval by Walgreens Real Estate Committee.

NEARBY RETAIL



CONTACT

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TRAFFIC COUNTS

East South Boulevard, adjacent to Site	33,544 VPD
I-85, N of Site	114,957 VPD
East South Boulevard, E of Site	34,826 VPD
I-65, NW of Site	85,089 VPD

Year: 2023 | Source: ALDOT

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DEMOGRAPHIC HIGHLIGHTS

3 MILES

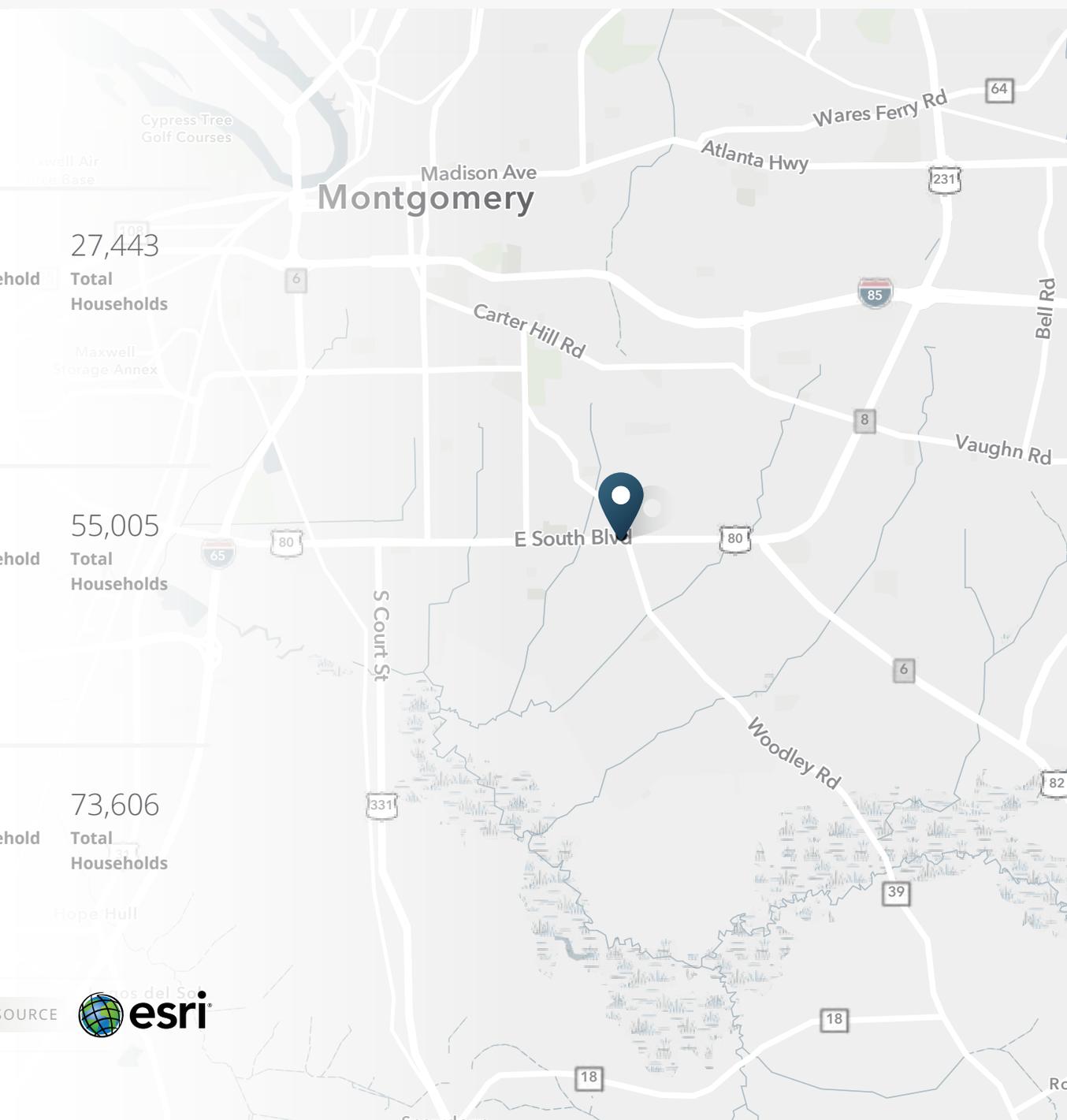
66,940 Population	65,734 Total Daytime Population	\$75,829 Average Household Income	27,443 Total Households
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5 MILES

130,325 Population	160,706 Total Daytime Population	\$72,231 Average Household Income	55,005 Total Households
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7 MILES

176,360 Population	224,207 Total Daytime Population	\$76,861 Average Household Income	73,606 Total Households
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> **Want more?** Contact us for a complete demographic, foot-traffic, and mobile data insights report.





SRS Real Estate Partners

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