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Street Retail Available for Lease

The Avenue - Madison

92 & 97 Shorter Street, Madison, AL 35758



The Avenue Retail

- Located directly off Sullivan Street
- Adjacent to downtown Madison, Madison City Stadium and Journey Middle School
- Co-tenants include Honest Coffee Roasters and Burn Boot Camp, which bring traffic daily
- Plenty of parking
- The Avenue includes 190 lofts for multi-family living located on site
- Monument sign available at the signalized intersection of Sullivan Street and Shorter Street
- Suite B is ideally built out for a smoothie, ice cream or similar concept
- Suites B & C can be combined for a total of 3,485 SF

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THE
AVENUE
MADISON

The Avenue



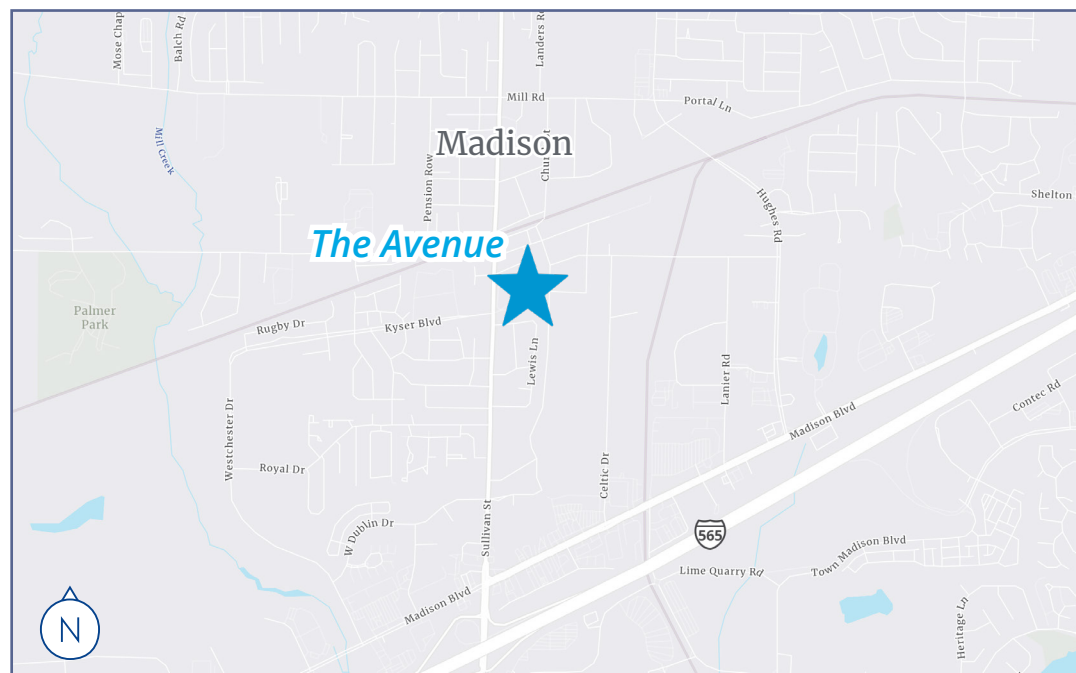
Availabilities

Suite	Tenant	SF
A	Honest Coffee Roasters	1,843
B	Available	1,205
C	Available	2,280
D+E	Burn Boot Camp	3,460
F	Available	1,440

Suites B & C can be combined for total of 3,485 SF

Demographics

	1-MI	3-MI	5-MI
Population	7,035	45,760	86,489
No. of Households	3,178	18,484	34,329
Average HH Income	\$98,778	\$131,556	\$141,887
Median HH Income	\$73,446	\$102,139	\$109,197



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