

CHANTILLY CORNERS: MONTGOMERY

9176 EASTCHASE PARKWAY, MONTGOMERY, AL 36117

FOR LEASE




LOCATION DESCRIPTION

Montgomery is the capital city of Alabama and second largest city in the state with an MSA of 384,342. Montgomery has been recognized nationally for its downtown revitalization and retail expansion. Eastchase is a 330-acre mixed-use development along the I-85 corridor and is the predominant retail trade area in the Montgomery MSA.

PROPERTY HIGHLIGHTS

- Located on Eastchase Pkwy, home to over 1.2 million SF of "Class A" retail including Costco, Target, Carmike Cinemas, Home Depot, Lowe's, Walmart Supercenter, Academy Sports, and Hobby Lobby
- Jr. Anchor space available, up to 15,000 SF
- 4,200 SF available in adjacent shadow center
- 27,744 VPD, Chantilly Parkway



 DEMOGRAPHICS	3 MILES	5 MILES	10 MILES
POPULATION	29,976	73,840	201,783
DAYTIME POPULATION	33,177	69,486	221,113
HOUSEHOLDS	12,833	30,594	81,729
AVERAGE HH INCOME	\$122,751	\$100,180	\$84,215



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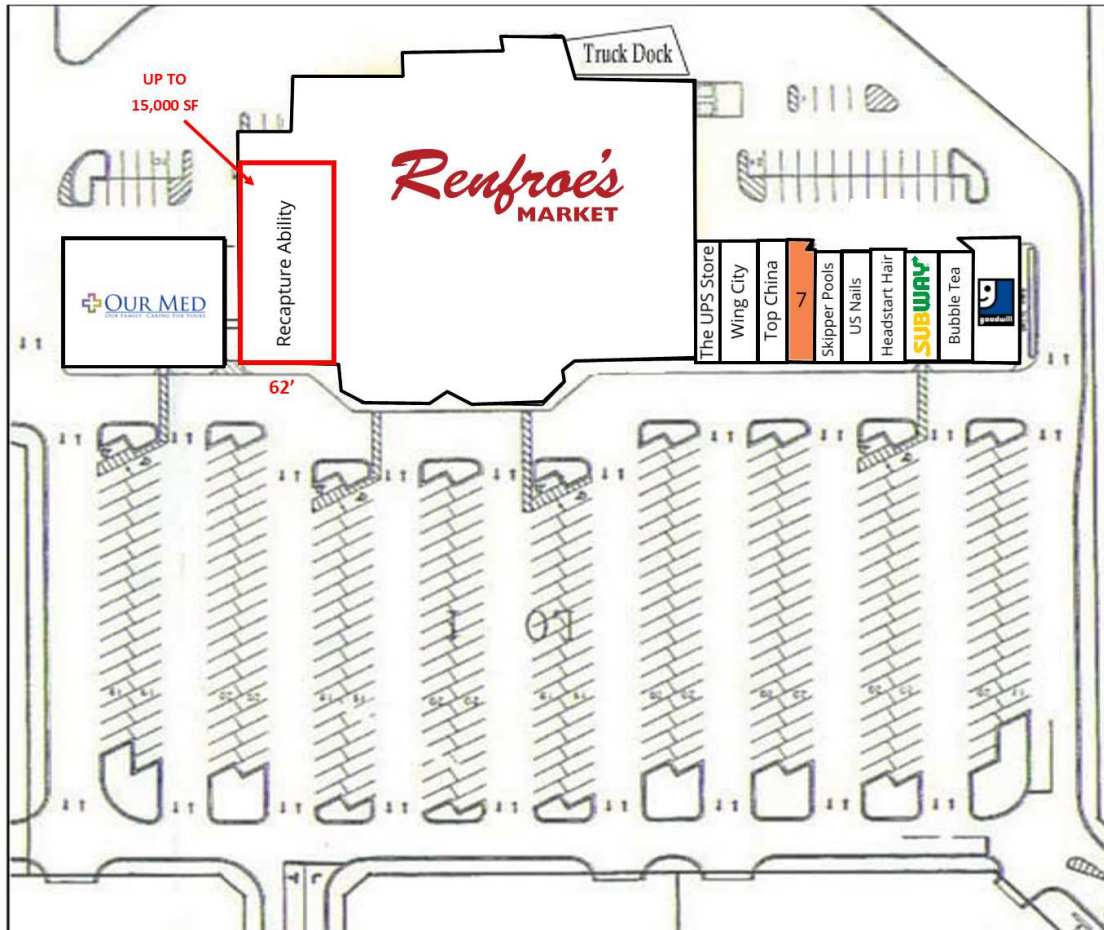
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SUITE	TENANT NAME	SPACE SIZE
1	Goodwill	1,600 SF
2	Bubble Tea	1,400 SF
3	Subway	1,400 SF
4	Headstart Hair	1,400 SF
5	US Nails	1,400 SF
6	Skipper Pools	1,050 SF
7	Available	1,150 SF

SUITE	TENANT NAME	SPACE SIZE
8	Top China	1,600 SF
9	Wing City	1,600 SF
10	The UPS Store	1,600 SF
11	Renfro's	53,400 SF
12	Ourred Physicians	1,600 SF
17	Recapture Ability	0 SF



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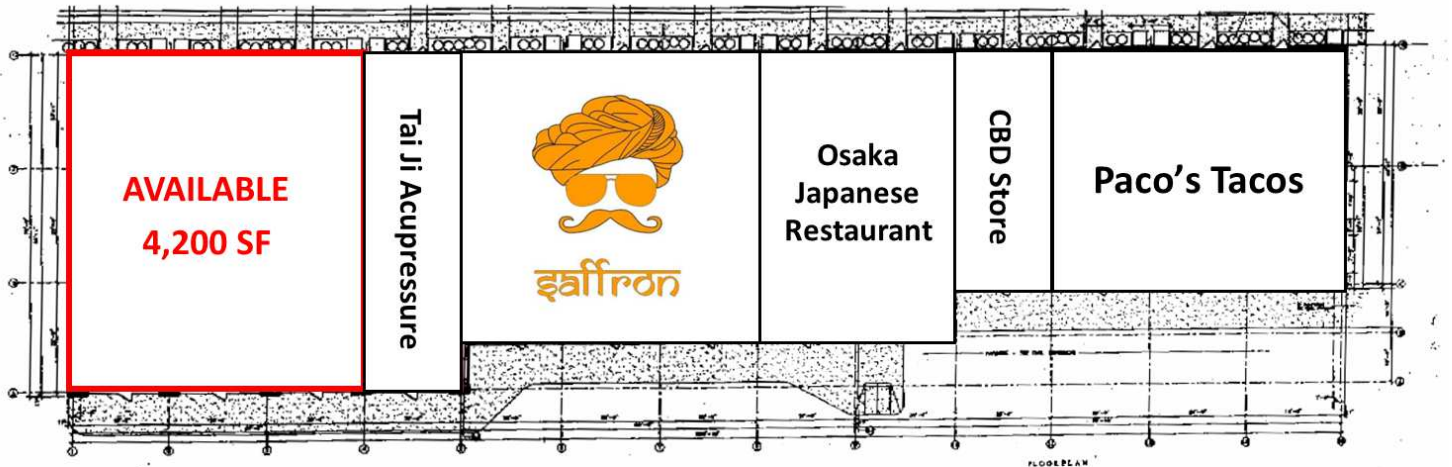
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Montgomery, Alabama

Eastchase & Chantilly Pkwy

October 2022

TSCG



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