

RETAIL SPACE FOR LEASE

3075 John Hawkins Parkway ♦ Hoover, AL ♦ 35244 ♦ Jefferson County



SUITE SIZE: 2,000 sf ♦ PRICE: \$3,000/month

Mark Dinan, MBA, CCIM

(c) 205-980-3434

(c) 205-243-3434

markdinan@bellsouth.net

MARK DINAN
Commercial & Investment Real Estate



*All Information furnished regarding property sale, rental, or financing is from sources deemed reliable, but is not guaranteed.

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LOCATION DETAILS

3075 John Hawkins Parkway ♦ Hoover, AL ♦ 35244 ♦ Jefferson County

- ◆ 2,000 SF Suite
- ◆ Available Now
- ◆ 40' storefront x 50' deep
- ◆ 40,000 SF of shops
- ◆ Abundant, Easy Parking
- ◆ Highly Visible Signage
- ◆ Easy access to I-459, I-65, Hwy 31, Hwy 150 and major high growth areas
- ◆ Near thousands of homes in Riverchase, Trace Crossings, Preserve, Lake Crest, and highly sought after neighborhoods.
- ◆ Excellent Parking
- ◆ Highway 150: 34,000 cars/day
- ◆ Contiguous 1,800 SF available too.
- ◆ CAM, Taxes, Insurance, Water, Sewer, Garbage are \$3.50/sf included. Tenant pays power.



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FLOOR PLAN

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AERIAL PHOTOS

3075 John Hawkins Parkway ◇ Hoover, AL ◇ 35244 ◇ Jefferson County



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AERIAL VIEW

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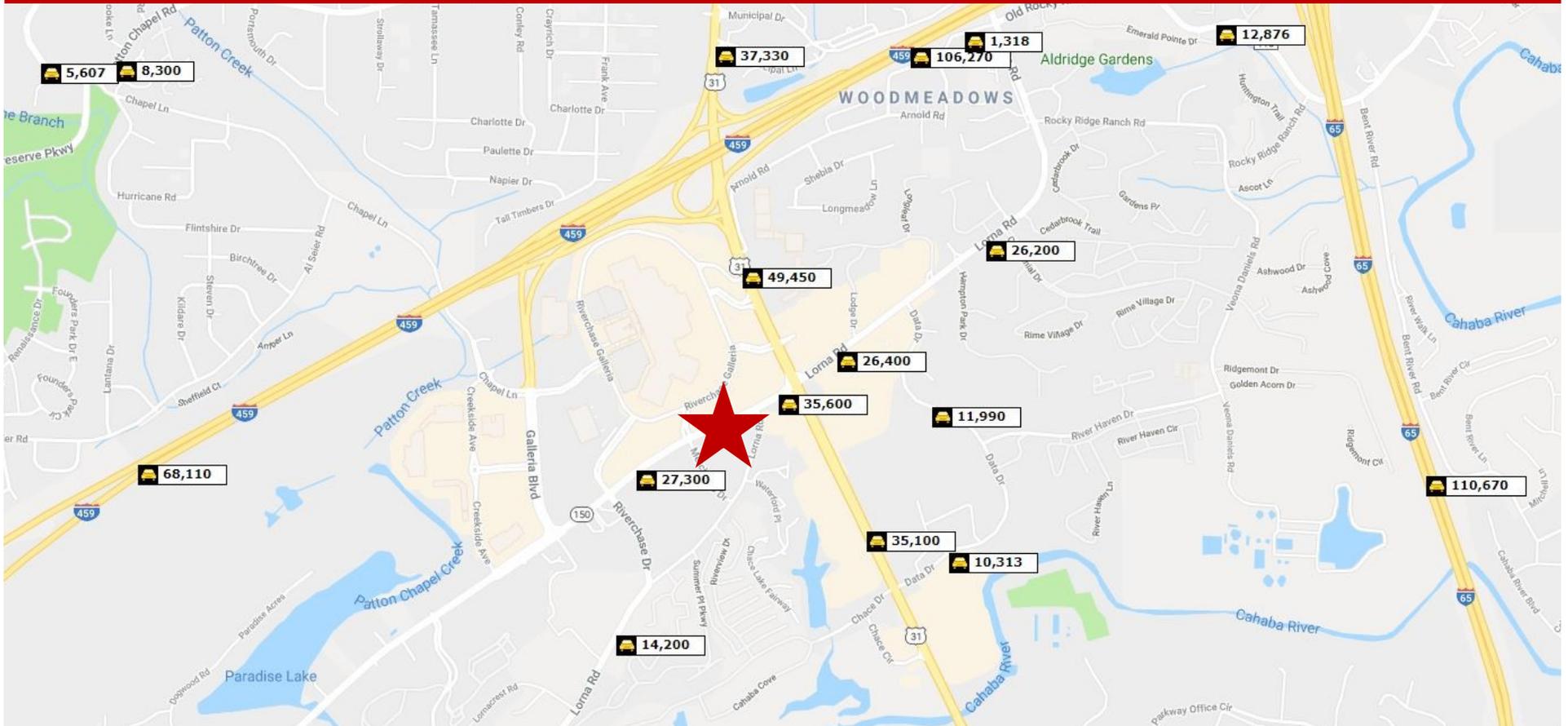
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TRAFFIC COUNTS

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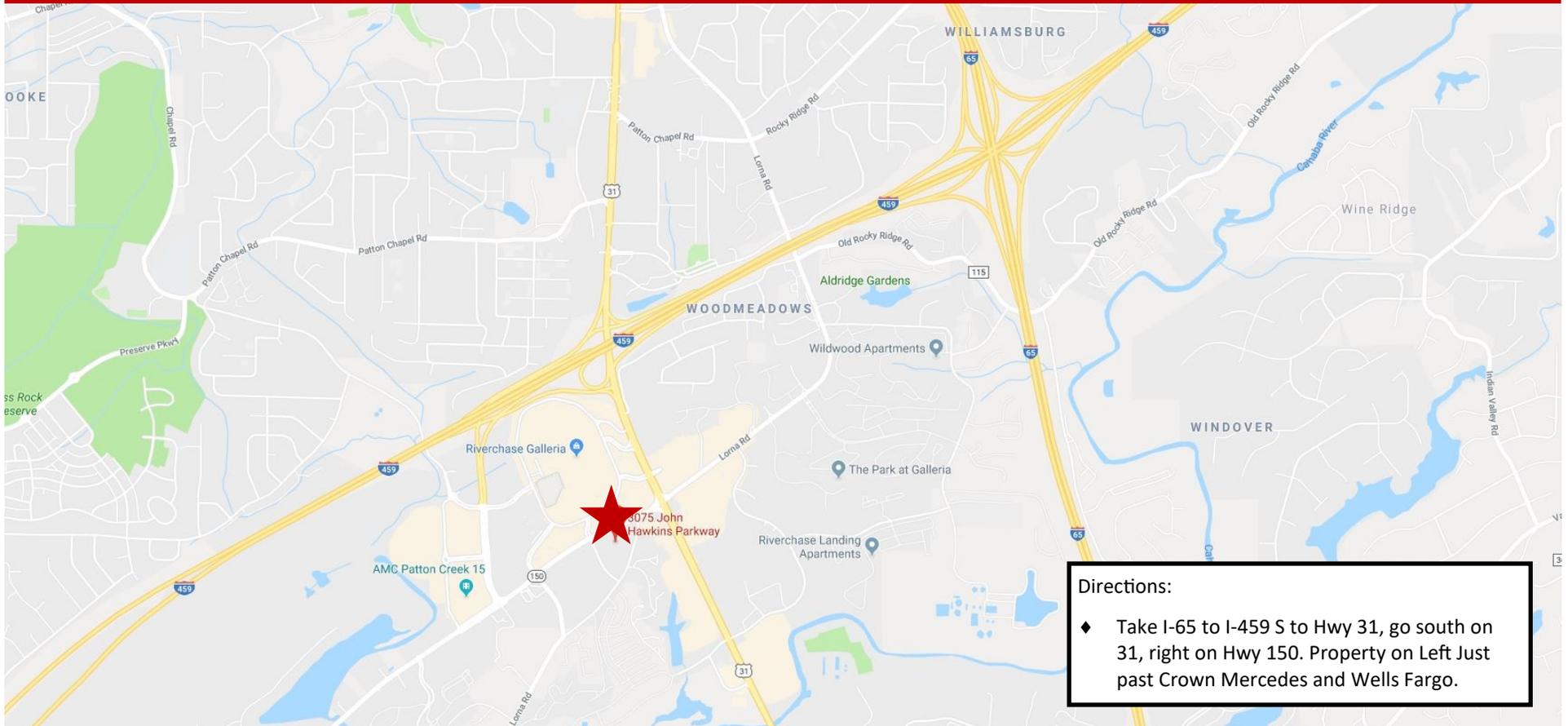
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LOCATION MAP

3075 John Hawkins Parkway ♦ Hoover, AL ♦ 35244 ♦ Jefferson County



Directions:

- ♦ Take I-65 to I-459 S to Hwy 31, go south on 31, right on Hwy 150. Property on Left Just past Crown Mercedes and Wells Fargo.

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DEMOGRAPHICS

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