

FREESTANDING QSR AVAILABLE FOR LEASE

710 N BRINDLEE MOUNTAIN PKWY, ARAB, AL 35016



PROPERTY HIGHLIGHTS

- Freestanding building with signage and full access on N. Brindlee Mountain Pkwy (17,767+ VPD)
- Located in Arab's main retail corridor
- Surrounded by national restaurant chains including McDonald's, Krystal, Arby's, Taco Bell, and Scooters
- Nearby retailers include Walmart, CVS, O'Reilly Auto Parts, Express Oil Change, Advance Auto Parts, AutoZone, and Tractor Supply
- Ideal for QSR, coffee, or service uses

OFFERING SUMMARY

Lease Rate:	Call for Pricing
Lot Size:	37,288 SF
Building Size:	2,991 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	1,477	4,760	7,673
Total Population	3,419	11,739	19,104
Average HH Income	\$72,682	\$78,484	\$80,131

Alex Benson
Blake Crowe

Associate Broker
Office Division Director

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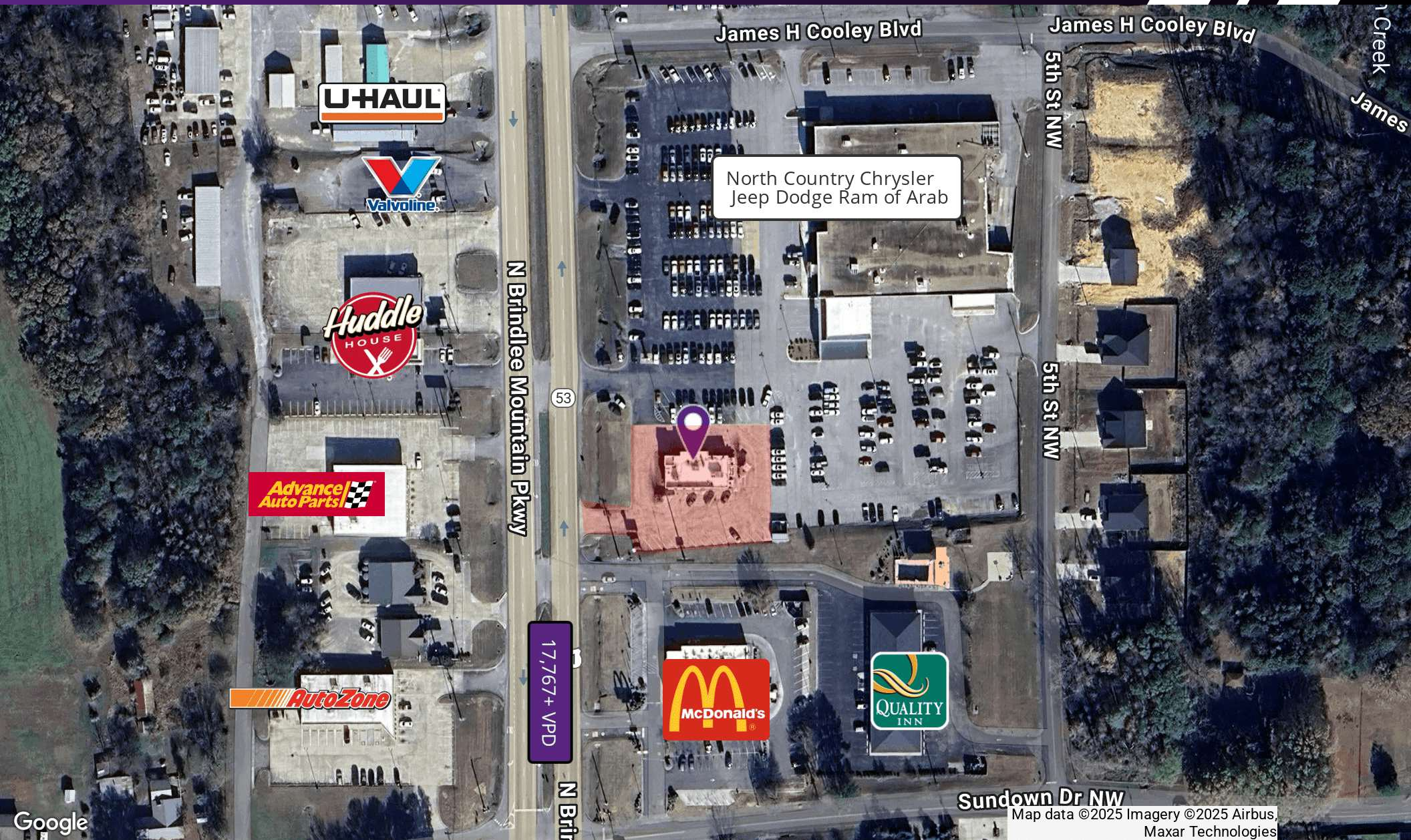
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All information furnished with respect to the subject matter has been obtained from sources deemed reliable. No representation or warranty as to accuracy thereof is made and such information is submitted subject to change in price, omissions, errors, prior sale or withdrawal without notice.



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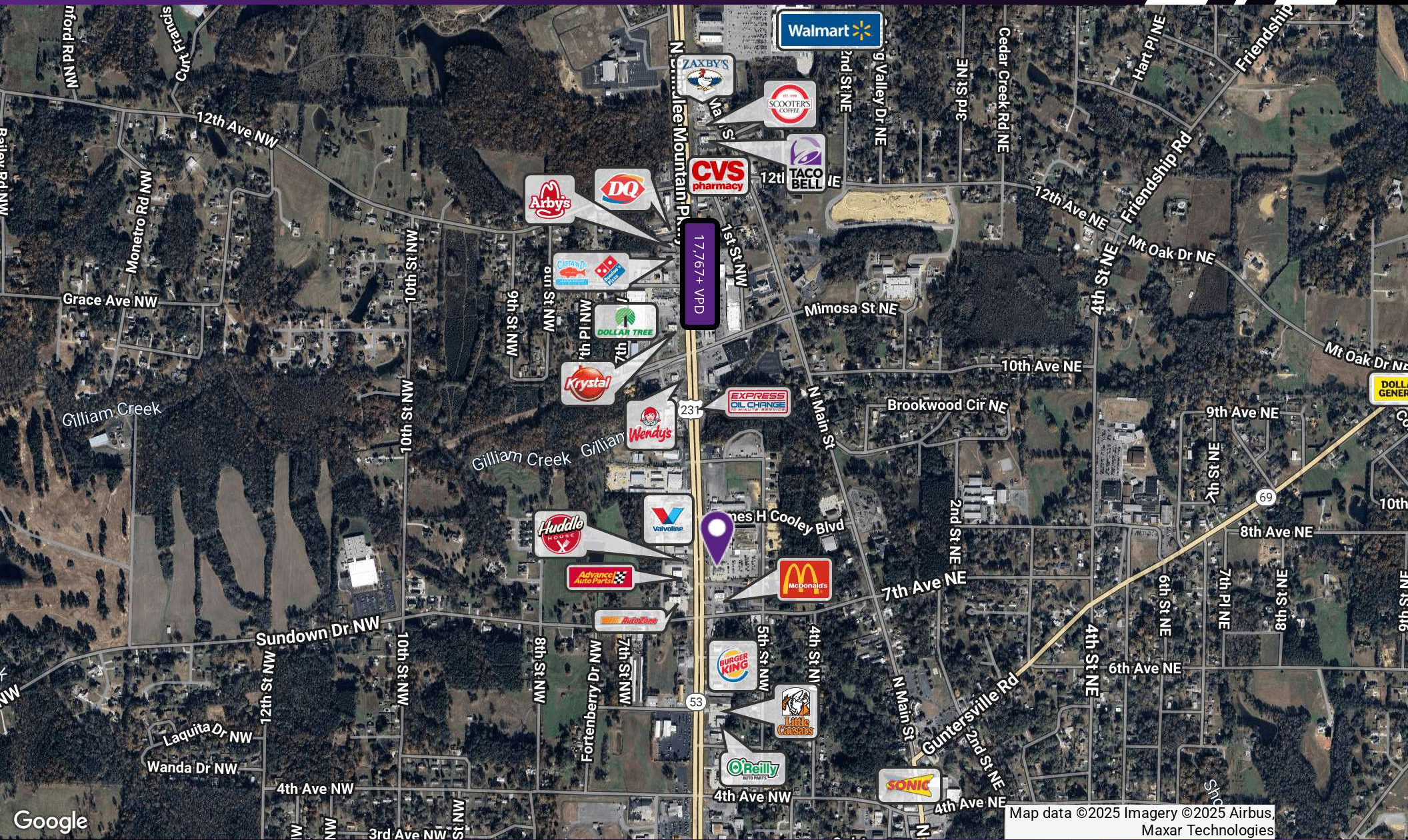
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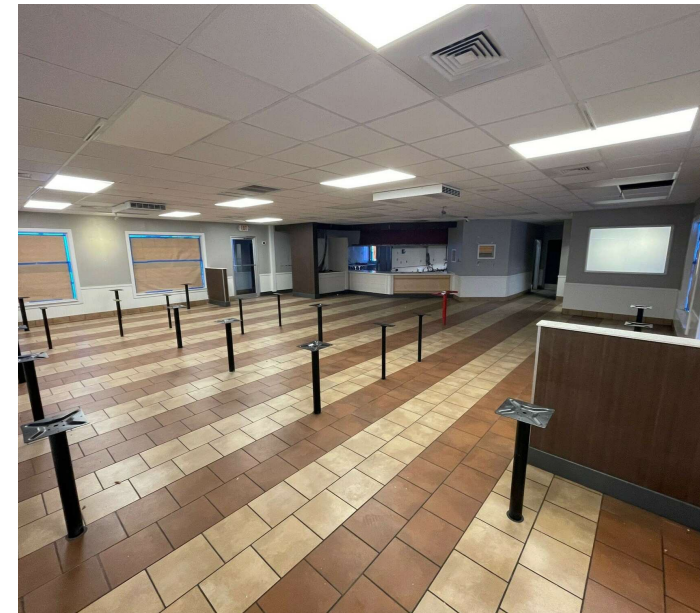
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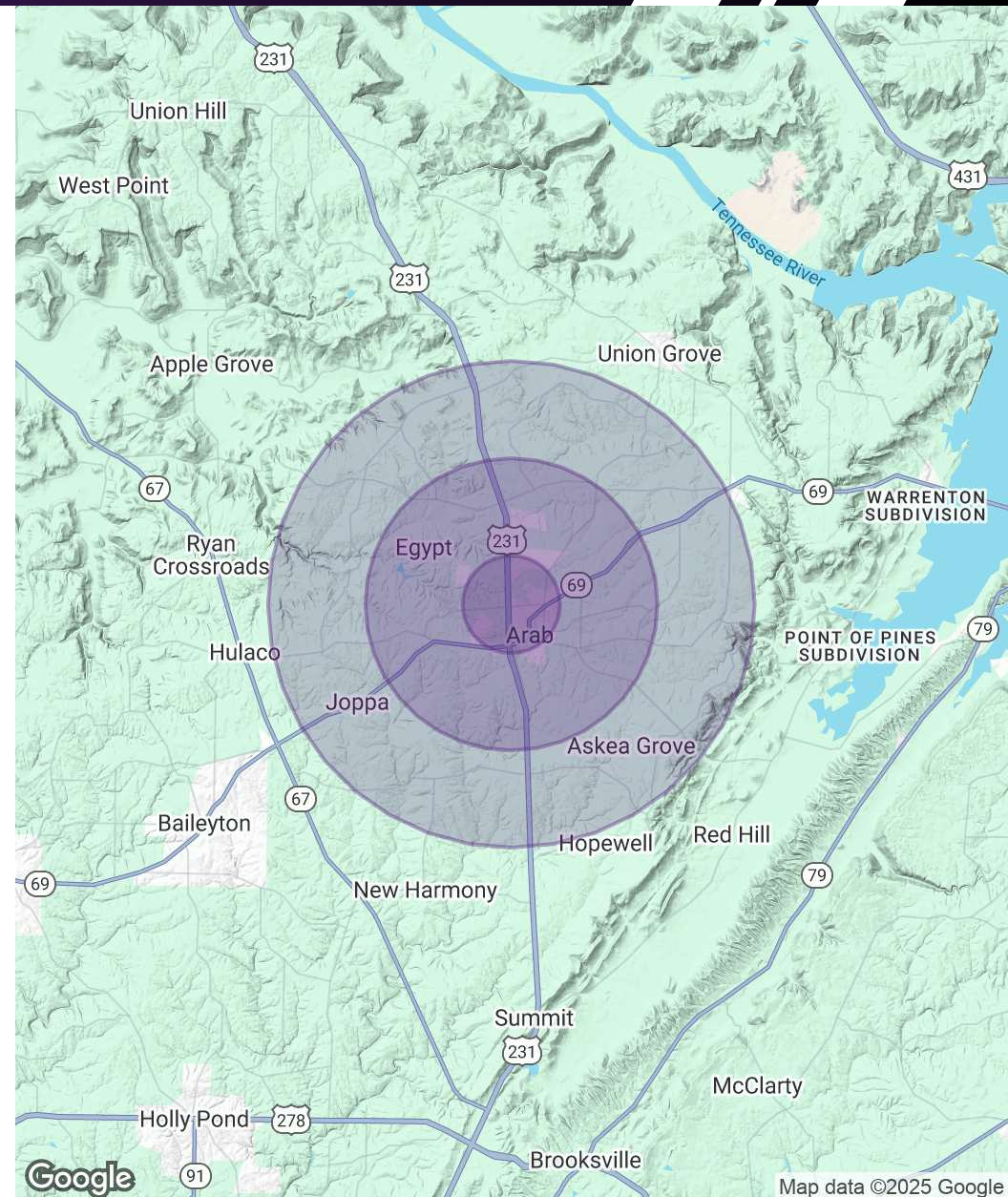
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	3,419	11,739	19,104
Average Age	43	42	42
Average Age (Male)	41	40	40
Average Age (Female)	44	43	43

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	1,477	4,760	7,673
# of Persons per HH	2.3	2.5	2.5
Average HH Income	\$72,682	\$78,484	\$80,131
Average House Value	\$217,198	\$228,671	\$225,866

Demographics data derived from AlphaMap



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