



RETAIL SPACE FOR LEASE - HEIGHTS VILLAGE

3106 - 3172 Cahaba Heights Rd, Vestavia Hills, Alabama 35243

Excellent high-growth Cahaba Heights location with proximity to Hwy 280, Dolly Ridge and I-459. Vestavia Hills School System nearby.

POPULATION	1 MILE	3 MILES	5 MILES
2021 Estimated Population	6,440	38,056	144,269

HOUSEHOLDS	1 MILE	3 MILES	5 MILES
2021 Estimated Households	3,223	17,130	63,836

INCOME	1 MILE	3 MILES	5 MILES
2021 Estimated Average Household Income	\$93,473	\$141,276	\$135,733

EMPLOYEES	1 MILE	3 MILES	5 MILES
2021 Estimated Total Employees	7,554	56,460	120,694



AVAILABLE SUITES:
C/3112 – 1,080 SF
\$28/SF NNN



PARKING:
270 Parking Spaces



SIZE:
48,245 sf retail center
(on 5 acres of land) in
high traffic area



CASEY HOWARD
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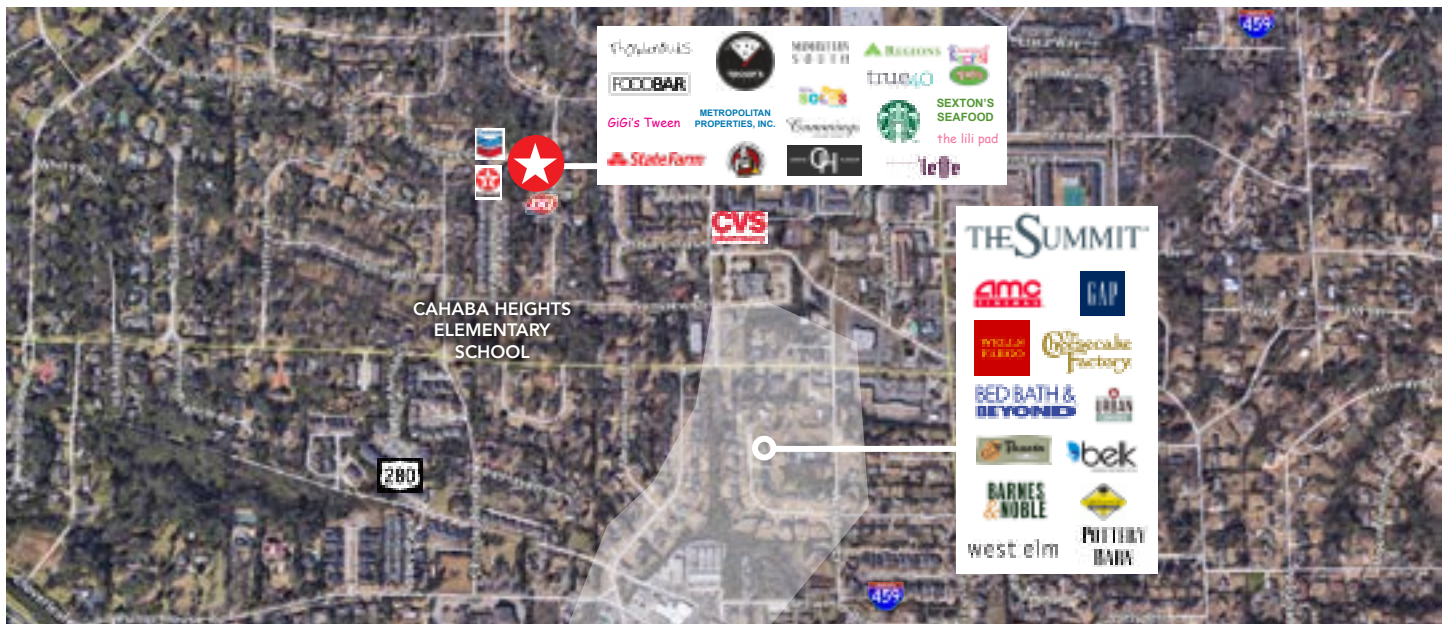
For More Information: Harbert-Retail.com
2 North 20th Street, #1700, Birmingham, AL 35203

The information contained herein has been obtained from sources deemed reliable, however, HRS makes no guarantees, warranties or representation as to its completeness or accuracy thereof. The presentation of this property is submitted subject to errors, omissions, change of price or conditions, prior to sale or lease or withdrawal without notice.

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CURRENT TENANTS

Food

- I Starbucks
- M Troup's Pizza
- P FoodBar
- Q New York Butcher Shoppe
- T Sexton's Seafood Market
- O Cookie Fix
- C Peterbrooke Chocolatier

Shopping

- D Flowerbuds
- N Cradle + Bee
- G Manhattan South
- J Learning Express Toys
- K/L The Lili Pad & Gigi's Tween
- U Cummings Jewelry
- E The Smocking Bird
- H B. Happy

Services

- A Owen Hudson Salon
- B Tanology
- S Metropolitan Properties
- W Regions Bank
- V Jud Bennett - State Farm

VACANT

F/3120 - 3,300 SF



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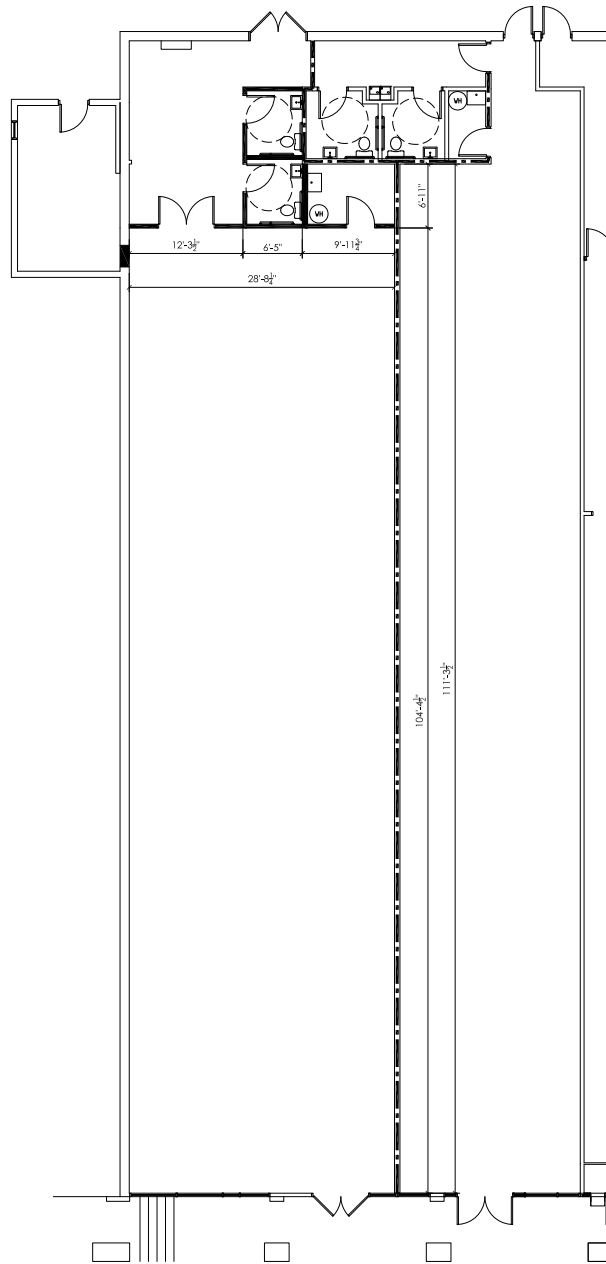
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F/3120 - 3,300 SF
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