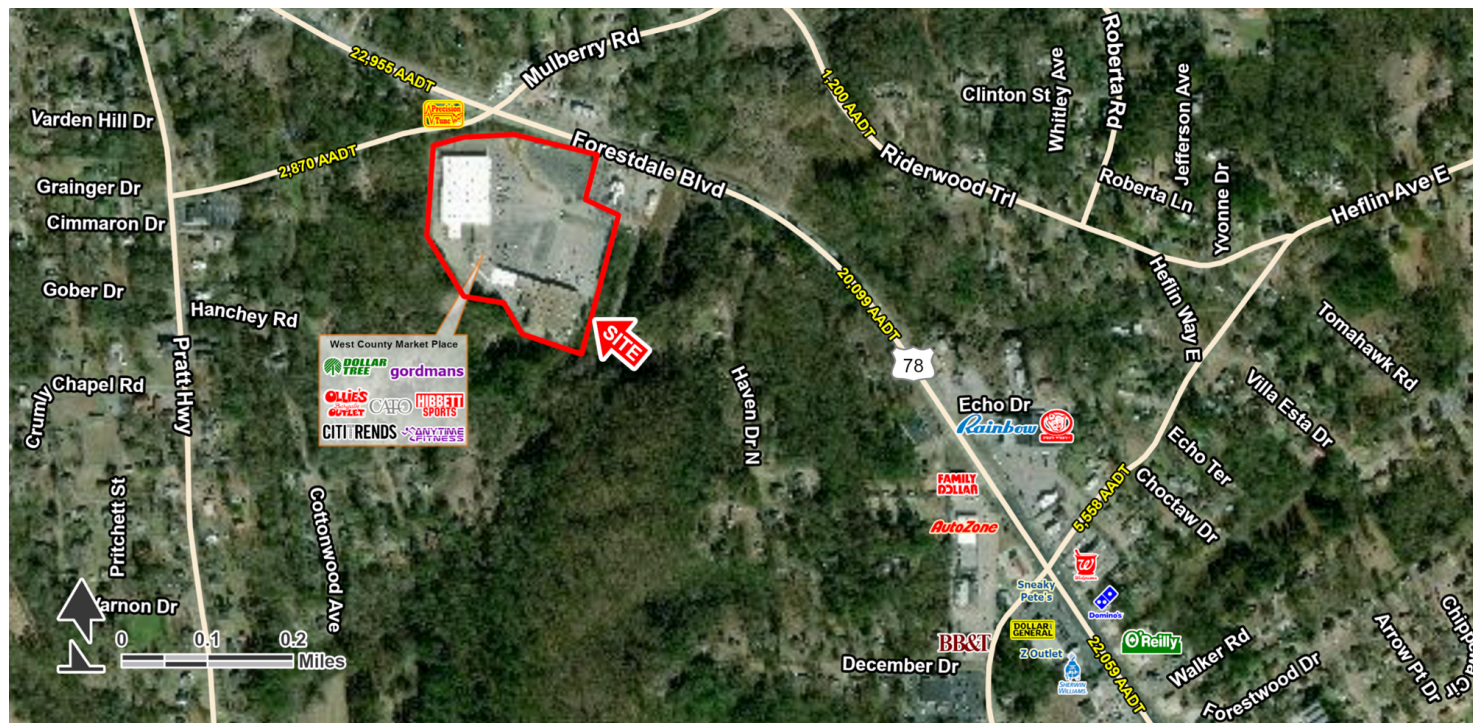


WEST COUNTY MARKET PLACE

2004 Veterans Memorial Drive, Birmingham, AL 35214

EXECUTIVE SUMMARY



LOCATION OVERVIEW

Located on busy Forestdale Blvd.



PROPERTY HIGHLIGHTS

- Available: Spaces 1,400 SF up to 8,700 SF
- Signalized intersection with easy access from Forestdale Blvd
- Co-tenancy with Anytime Fitness, Dollar Tree, American Freight, Hibbett Sports, Roses, and many more
- Traffic Count: 22,955 AADT, Forestdale Blvd

DEMOGRAPHICS

	3 MILES	5 MILES	7 MILES
POPULATION	18,961	45,971	123,005
DAYTIME POPULATION	14,811	42,461	136,731
HOUSEHOLDS	7,438	17,876	48,381
AVERAGE HH INCOME	\$62,870	\$54,311	\$48,141

EXCLUSIVE AGENT(S)

ALEXANDER BARINEAU • alexander.barineau@tscg.com • 205.776.6715

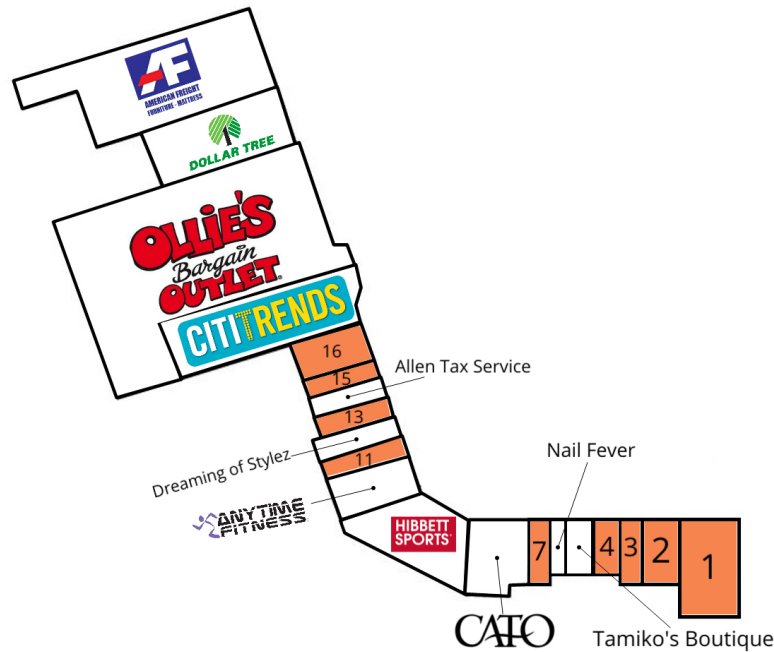
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WEST COUNTY MARKET PLACE

2004 Veterans Memorial Drive, Birmingham, AL 35214

SITE PLAN

West County Market Place



SUITE	TENANT NAME	SPACE SIZE	SUITE	TENANT NAME	SPACE SIZE	SUITE	TENANT NAME	SPACE SIZE
1	Available	8,700 SF	8	Cato	4,400 SF	15	Available	1,400 SF
2	Available	2,100 SF	9	Hibbett Sports	6,273 SF	16	Available	2,800 SF
3	Available	1,400 SF	10	Anytime Fitness	3,600 SF	17	Citi Trends	12,304 SF
4	Available	1,400 SF	11	Available	2,000 SF	18	Ollie's Bargain Outlet	33,477 SF
5	Tamiko's Boutique	1,500 SF	12	Dreaming of Stylez	1,600 SF	19	Dollar Tree	10,039 SF
6	Nail Fever	900 SF	13	Available	1,400 SF	20	American Freight	17,500 SF
7	Available	1,400 SF	14	Allen Tax Service	1,400 SF			

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