

Shops on Second Unit D



1106 2ND AVE E, ONEONTA, AL, 35121

ACCESS
REAL ESTATE

THE SPACE

Location	1106 2nd Ave E Oneonta, AL, 35121
County	Blount
Square Feet	902
Rent (Monthly)	\$1,600.00

HIGHLIGHTS

- High Visibility
- Major Tenants in Plaza
- LVP Flooring
- Pylon Signage



POPULATION

1.00 MILE	3.00 MILE	5.00 MILE
2,351	7,863	11,220



AVERAGE HOUSEHOLD INCOME

1.00 MILE	3.00 MILE	5.00 MILE
\$94,980	\$80,453	\$77,922



NUMBER OF HOUSEHOLDS

1.00 MILE	3.00 MILE	5.00 MILE
865	2,983	4,215

PROPERTY FEATURES

BUILDING SF	7,911
YEAR BUILT	2008
BUILDING CLASS	Retail
ZONING TYPE	B-1
FRONTAGE	2nd Ave (HWY 75)
NUMBER OF STORIES	1
NUMBER OF BUILDINGS	1

NEIGHBORING TENANTS

A & B	Smoke N Dip
C	Liberty Finance Co
E & F	AT&T
G	Security Finance Corp

LEASE INFORMATION

LEASE TYPE	Modified Gross
LEASE TERM	1+ years
RENEWAL	NO
LESSOR BUILDOUT	NO
SUBLEASE	NO



New Addition to Plaza

- Recently built in 2022
- Class A units

Major Tenants in Plaza

- Verizon
- AT&T
- Liberty Financial
- Security Finance Co.

Former Nutrition Tea Shop

- Perfect for Tea / Coffee Shop
- LVP Flooring
- Bar with Plumbing

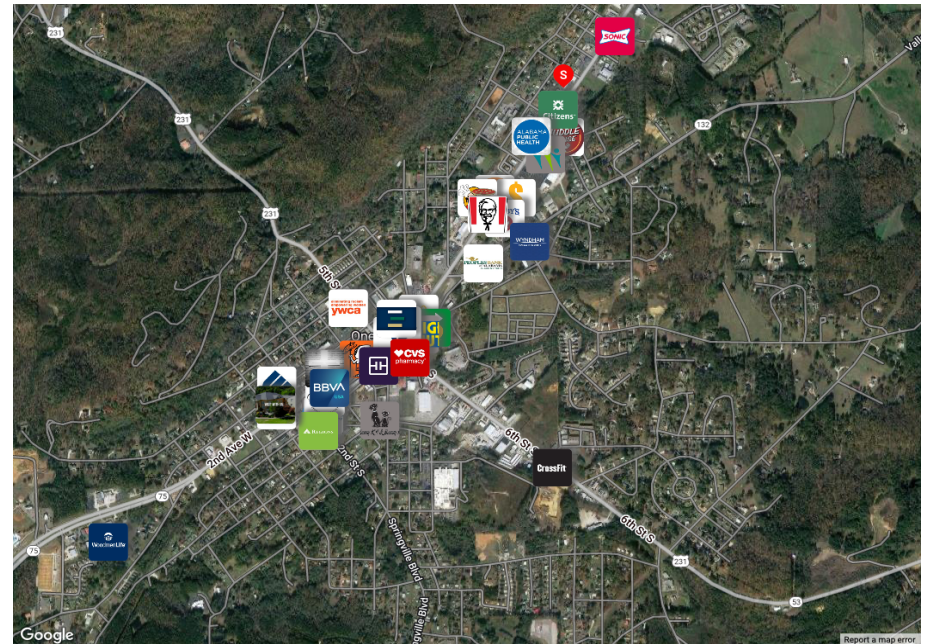
Pylon Signage

- High visibility on a major thoroughfare
- Business name on Pylon Sign and front of unit
- Extra signage opportunities with Lessor approval

Locator Map



Regional Map



POPULATION	1 MILE	3 MILE	5 MILE
2000 Population	1,957	6,810	9,800
2010 Population	2,117	7,457	10,811
2023 Population	2,351	7,863	11,220
2028 Population	2,360	7,819	11,158
2023 African American	109	406	453
2023 American Indian	17	59	83
2023 Asian	26	62	73
2023 Hispanic	422	1,571	2,205
2023 Other Race	262	953	1,356
2023 White	1,742	5,683	8,300
2023 Multiracial	192	691	946
2023-2028: Population: Growth Rate	0.40 %	-0.55 %	-0.55 %

2023 HOUSEHOLD INCOME	1 MILE	3 MILE	5 MILE
less than \$15,000	143	430	554
\$15,000-\$24,999	81	295	415
\$25,000-\$34,999	82	321	471
\$35,000-\$49,999	103	360	554
\$50,000-\$74,999	120	589	861
\$75,000-\$99,999	63	215	337
\$100,000-\$149,999	95	368	520
\$150,000-\$199,999	97	254	317
\$200,000 or greater	80	152	186
Median HH Income	\$53,555	\$52,492	\$52,216
Average HH Income	\$94,980	\$80,453	\$77,922

HOUSEHOLDS	1 MILE	3 MILE	5 MILE
2000 Total Housing	787	2,873	4,057
2010 Total Households	804	2,843	4,032
2023 Total Households	865	2,983	4,215
2028 Total Households	872	2,987	4,224
2023 Average Household Size	2.47	2.49	2.54
2000 Owner Occupied Housing	530	1,876	2,770
2000 Renter Occupied Housing	190	759	946
2023 Owner Occupied Housing	535	1,741	2,656
2023 Renter Occupied Housing	330	1,242	1,559
2023 Vacant Housing	83	297	420
2023 Total Housing	948	3,280	4,635
2028 Owner Occupied Housing	547	1,766	2,693
2028 Renter Occupied Housing	326	1,220	1,531
2028 Vacant Housing	84	310	436
2028 Total Housing	956	3,297	4,660
2023-2028: Households: Growth Rate	0.80 %	0.15 %	0.20 %



Source: esri

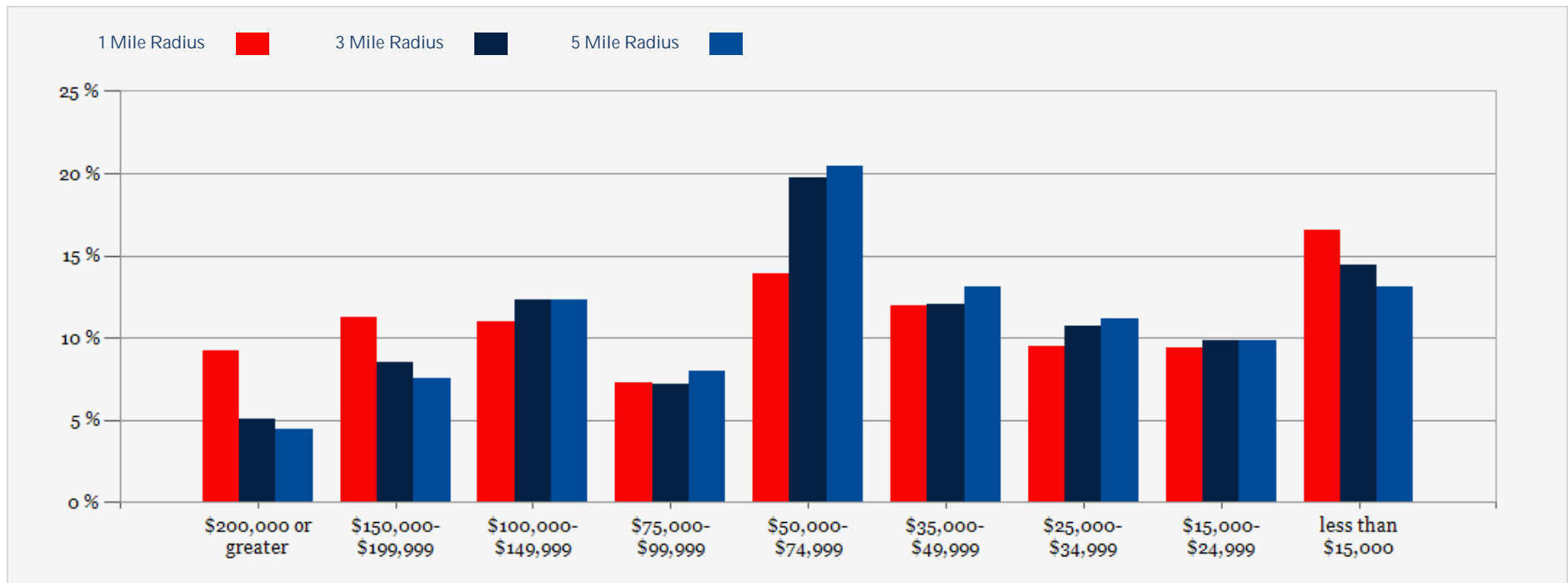
2023 POPULATION BY AGE	1 MILE	3 MILE	5 MILE
2023 Population Age 30-34	141	479	719
2023 Population Age 35-39	133	508	745
2023 Population Age 40-44	132	499	714
2023 Population Age 45-49	125	461	662
2023 Population Age 50-54	130	457	656
2023 Population Age 55-59	140	484	698
2023 Population Age 60-64	164	500	718
2023 Population Age 65-69	156	485	687
2023 Population Age 70-74	140	418	598
2023 Population Age 75-79	127	361	487
2023 Population Age 80-84	108	264	338
2023 Population Age 85+	131	279	344
2023 Population Age 18+	1,913	6,245	8,832
2023 Median Age	47	43	42

2023 INCOME BY AGE	1 MILE	3 MILE	5 MILE
Median Household Income 25-34	\$64,321	\$56,756	\$56,252
Average Household Income 25-34	\$97,611	\$81,566	\$79,420
Median Household Income 35-44	\$77,098	\$67,272	\$65,525
Average Household Income 35-44	\$121,810	\$100,255	\$95,222
Median Household Income 45-54	\$74,203	\$62,190	\$61,326
Average Household Income 45-54	\$115,987	\$93,011	\$89,774
Median Household Income 55-64	\$56,689	\$53,432	\$53,407
Average Household Income 55-64	\$107,522	\$86,541	\$83,035
Median Household Income 65-74	\$43,411	\$42,747	\$43,048
Average Household Income 65-74	\$79,505	\$67,988	\$67,111
Average Household Income 75+	\$65,616	\$59,920	\$57,399

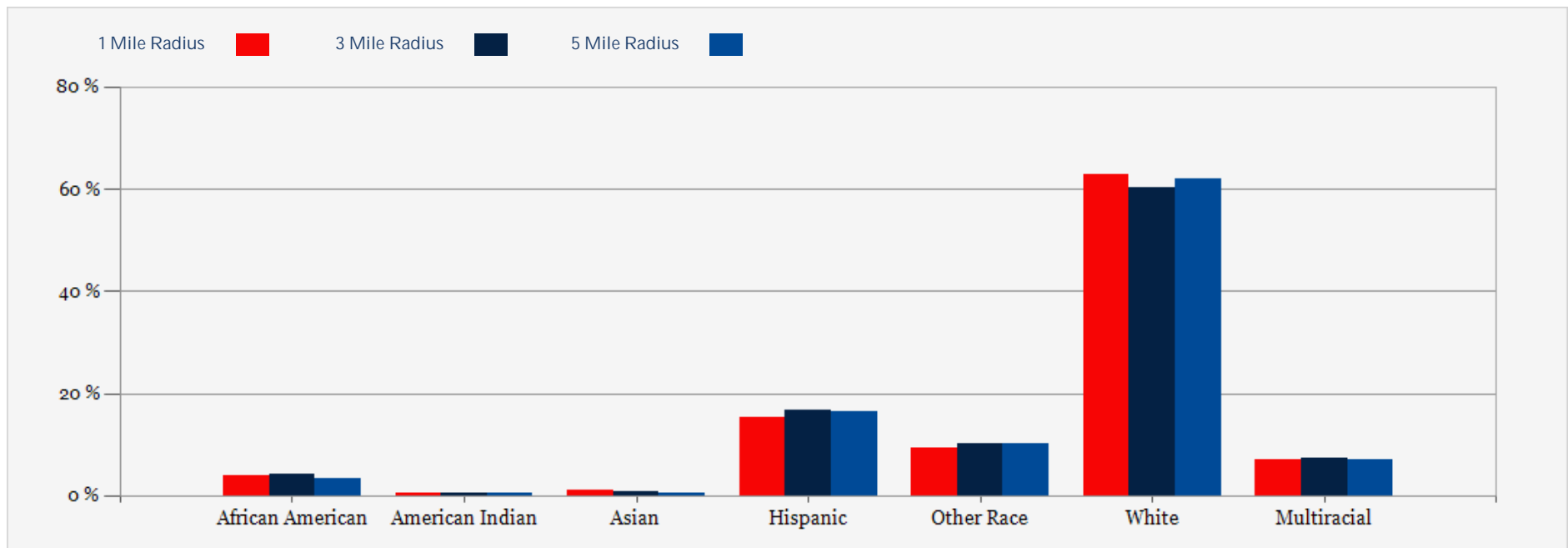
2028 POPULATION BY AGE	1 MILE	3 MILE	5 MILE
2028 Population Age 30-34	128	468	653
2028 Population Age 35-39	143	477	716
2028 Population Age 40-44	137	509	745
2028 Population Age 45-49	137	502	719
2028 Population Age 50-54	130	466	669
2028 Population Age 55-59	133	454	655
2028 Population Age 60-64	142	475	682
2028 Population Age 65-69	160	479	683
2028 Population Age 70-74	147	443	619
2028 Population Age 75-79	130	366	515
2028 Population Age 80-84	118	309	409
2028 Population Age 85+	149	322	400
2028 Population Age 18+	1,917	6,198	8,753
2028 Median Age	47	44	44

2028 INCOME BY AGE	1 MILE	3 MILE	5 MILE
Median Household Income 25-34	\$75,000	\$61,014	\$60,857
Average Household Income 25-34	\$111,200	\$91,223	\$88,987
Median Household Income 35-44	\$95,619	\$78,060	\$74,617
Average Household Income 35-44	\$140,211	\$116,116	\$109,347
Median Household Income 45-54	\$88,956	\$67,055	\$66,697
Average Household Income 45-54	\$131,780	\$104,312	\$101,005
Median Household Income 55-64	\$70,484	\$60,350	\$59,683
Average Household Income 55-64	\$128,334	\$100,803	\$96,532
Median Household Income 65-74	\$54,818	\$50,907	\$51,105
Average Household Income 65-74	\$96,173	\$81,005	\$79,438
Average Household Income 75+	\$78,385	\$69,303	\$65,790

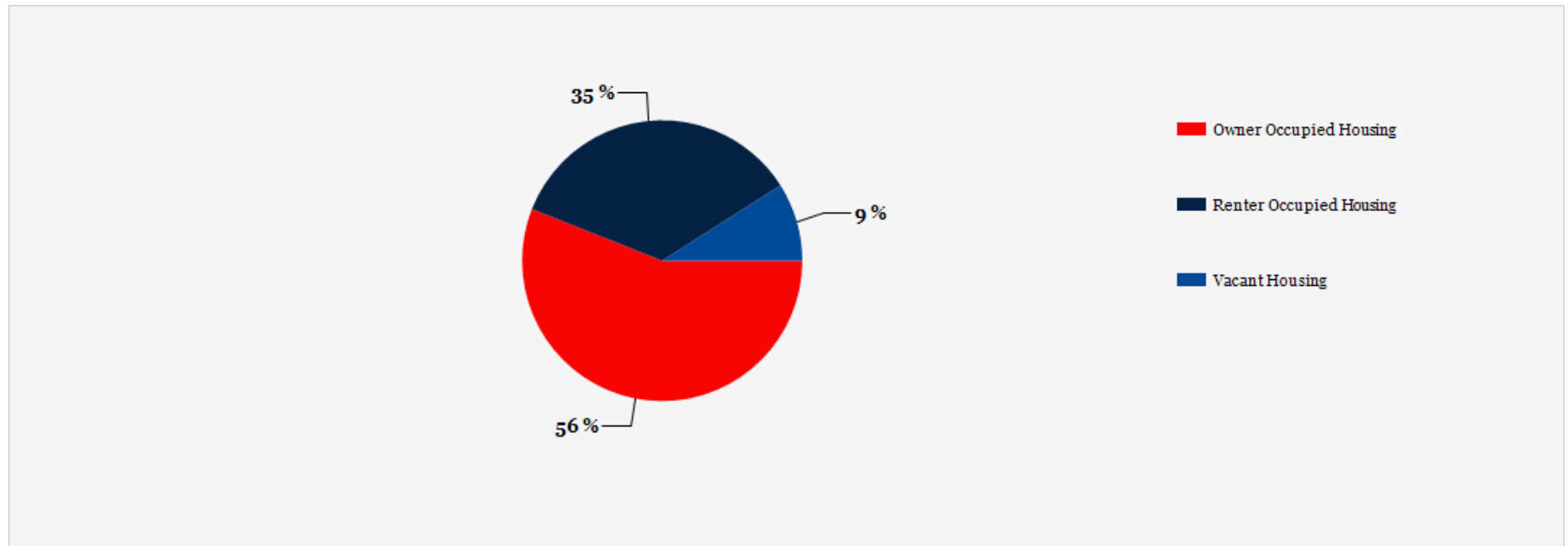
2023 Household Income



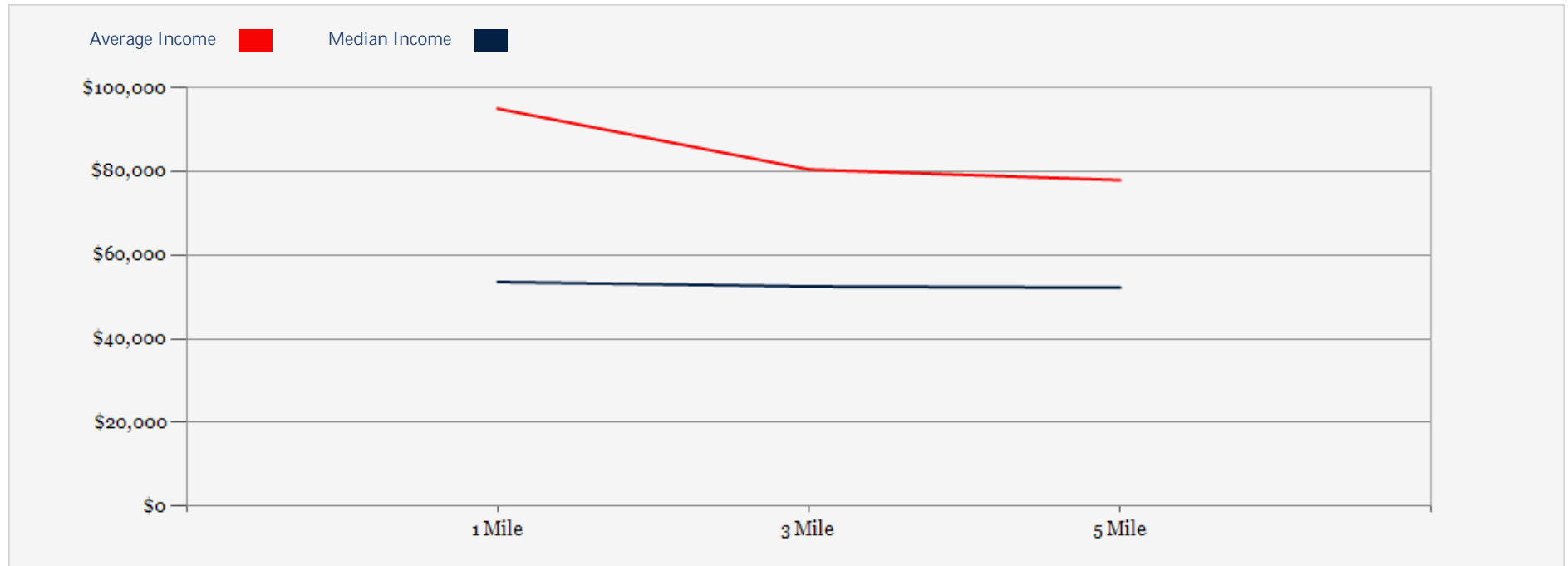
2023 Population by Race



2023 Household Occupancy - 1 Mile Radius



2023 Household Income Average and Median





Sam Mozeb
Broker

Access Real Estate is a real estate brokerage firm that provides a range of services to clients looking to buy, sell, or rent properties. They have a team of brokers who are licensed professionals with expertise in real estate transactions and market trends.

As a broker at Access Real Estate, it is their responsibility to act as an intermediary between buyers and sellers, helping them navigate the complex process of buying or selling a property. They use their knowledge of the local real estate market and their negotiation skills to ensure that their clients get the best deal possible.

In addition to helping clients with buying and selling properties, brokers at Access Real Estate also provide a range of other services, including property management, market analysis, and real estate investment advice. They work closely with their clients to understand their unique needs and goals, and develop customized strategies to help them achieve their real objectives.

Overall, brokers at Access Real Estate play a critical role in the real estate industry, helping clients make informed decisions and achieve their real estate goals.

Shops on Second Unit D

Exclusively Marketed by:

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