

# ANCHOR OPPORTUNITY

## UP TO ±47,300 SF AVAILABLE

Lincoln Mill Center | Huntsville, AL



## Planned Center Renovation

Upon Execution of New Anchor Lease

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## Property Details

Lincoln Mill Center presents a rare chance to anchor a renovated retail destination in one of the Southeast's fastest-growing markets. This 47,300 SF big box space sits at the corner of Oakwood Avenue and Meridian Street, with immediate access to I-565--positioning any national retailer directly in front of thousands of daily commuters and a rapidly expanding residential base.

Positioned adjacent to the historic Lincoln Mill District and minutes from Downtown Huntsville and the vibrant Five Points neighborhood, this location bridges authentic community character with modern-day traffic and density. A brand-new luxury apartments community directly adjacent to Lincoln Mill Center delivers a built-in, walkable customer base from day one.

<b>Address</b>	200 Oakwood Avenue NE
<b>Location</b>	Huntsville, AL
<b>Property Size</b>	80,780 Square Feet
<b>Available</b>	Up to ±47,300 SF Anchor
<b>Improvements</b>	Planned renovation upon execution of anchor lease--including façade, parking, landscaping and common areas
<b>Parking</b>	4.8/1000
<b>Zoning</b>	LI - Light Industry District

## HIGHLIGHTS



**Rare Opportunity**  
in fast-growing market



**Busy Intersection**  
on Oakwood Avenue  
at Meridian Street

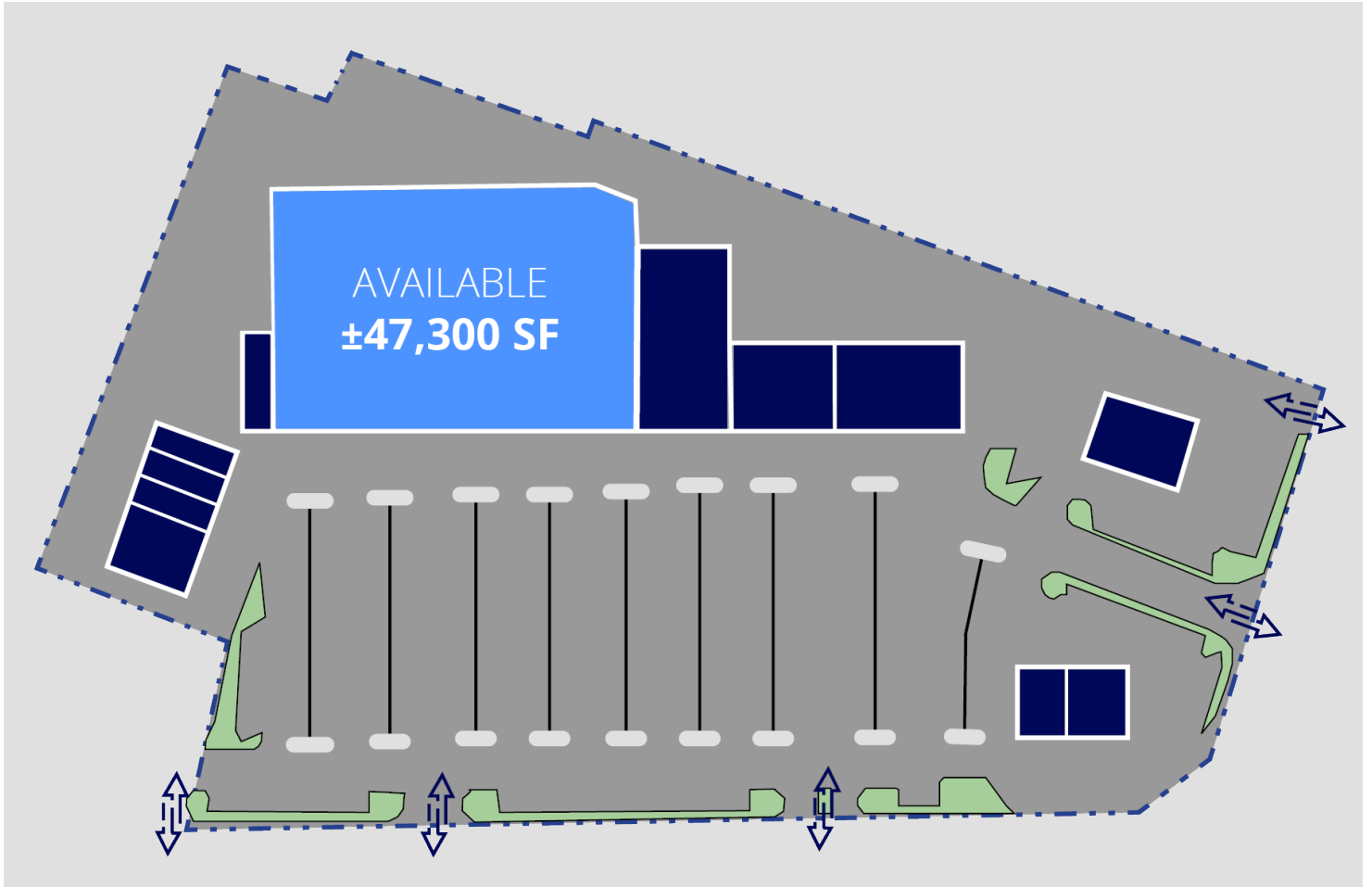


**Easy Access** with  
five entrances at  
signalized intersection



**Adjacent to**  
Downtown and Five  
Points areas

# Property Site Plan



## DEMOGRAPHICS

3 mile radius



Current Population

58,797



2030 Projected Population

61,508



Average HH Income

\$89,449



Total Households

24,932



Daytime Population

79,978



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