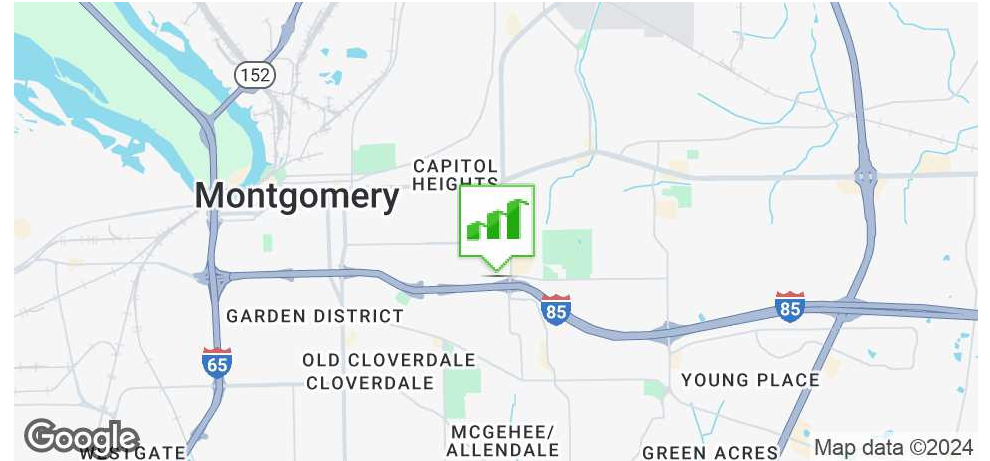


# 2720 POPLAR STREET

MONTGOMERY, AL 36107

## Executive Summary



### OFFERING SUMMARY

Available SF: 1,500 - 4,000 SF

Lease Rate: \$13.00 SF/yr (NNN)

Lot Size: ± 1.56 Acres

Building Size: ±9,163

Zoning: B-2

### PROPERTY HIGHLIGHTS

- Newer retail strip center built in 2021
- Conveniently located right off of Ann Street
- Fully fenced parking lot for added security
- Close to major tenants Wal-Mart, Ross, Burlington, Chick-fila, Burger King, Dunkin Donuts & More
- Less than half a mile to Zelda Rd
- ±0.2 miles from I-85



JON MASTERS, CCIM

334.387.2724  
Jmasters@mcrmpm.com

MOORE COMPANY REALTY

312 Catoma St #200, Montgomery, AL 36104  
334.262.1958 | moorecompanyrealty.com



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MONTGOMERY, AL 36107

## Lease Spaces



### LEASE INFORMATION

Lease Type:	NNN	Lease Term:	Negotiable
Total Space:	1,500 - 4,000 SF	Lease Rate:	\$13.00 SF/yr

### AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE
2740	Available	1,500 SF	NNN	\$13.00 SF/yr
2720	Available	4,000 SF	NNN	\$13.00 SF/yr

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# 2720 POPLAR STREET

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## Demographics

### DEMOGRAPHIC SUMMARY

2720 Poplar St, Montgomery, Alabama, 36107

Ring of 3 miles

#### KEY FACTS

71,162

Population



29,234

Households

37.8

Median Age

\$45,334

Median Disposable Income

#### EDUCATION

10.2%

No High School Diploma



26.6%

High School Graduate



28.1%  
Some College/  
Associate's  
Degree



35.0%  
Bachelor's/Grad/  
Prof  
Degree

#### INCOME



\$54,940

Median Household  
Income



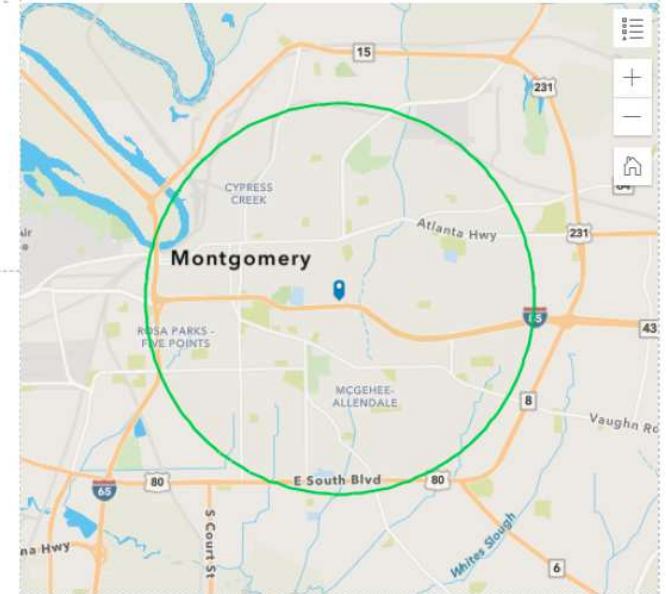
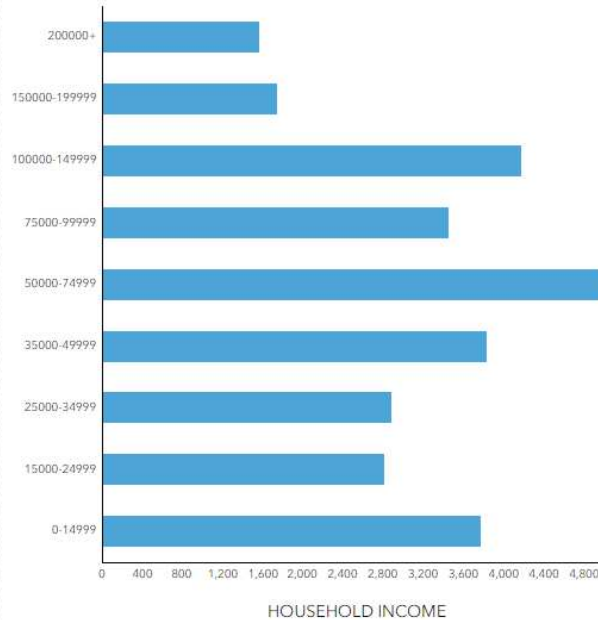
\$33,245

Per Capita  
Income



\$89,396

Median Net  
Worth



#### EMPLOYMENT

62.3%

White Collar

22.2%

Blue Collar

19.0%

Services

5.1%

Unemployment  
Rate

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## Retail Map



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