

Available Eyebrow Signage

URGENT CARE FOR CHILDREN

500  
Cahaba Park Circle

## MEDICAL / OFFICE BUILDING FOR LEASE

500 Cahaba Park Circle, Birmingham, AL 35242

Ideally located medical office  
for lease along US 280 near  
Grandview Medical Center

### ENTIRE BUILDING FOR LEASE:

#### Medical/Office Space

##### Call For Rate

Ground Floor - 2,478± SF

1st Floor - 6,060± SF

2nd Floor - 2,787 - 6,060± SF

3rd Floor - 1,112± SF

**TOTAL: 15, 648 SF**

### TRAFFIC/PARKING:

90,362 AADT on US 280

52 Surface Parking Spaces

### SIGN OPPORTUNITY:

Eyebrow Signage May Be Available

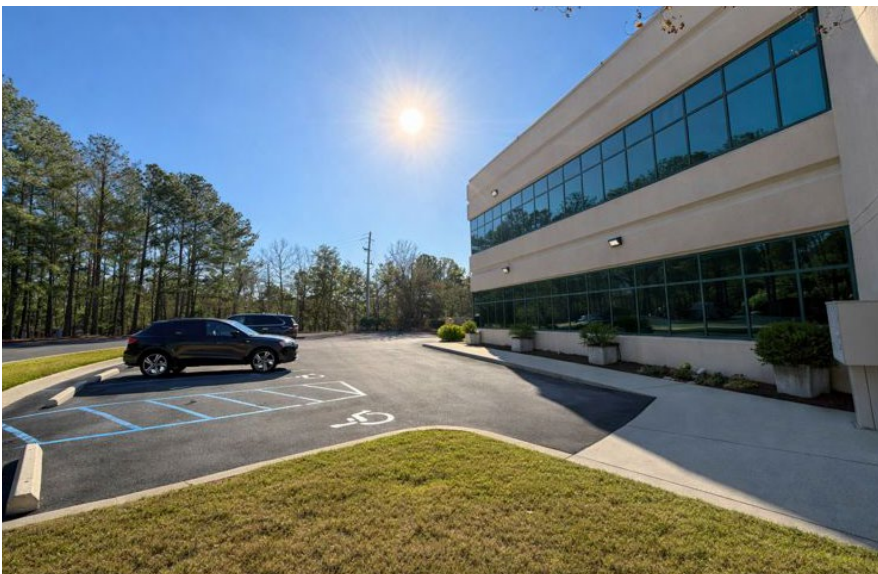


DEAN NIX

[dnix@harbertrealty.com](mailto:dnix@harbertrealty.com) | 205.901.6140

**For More Information: [HarbertRealty.com](http://HarbertRealty.com)**  
2 North 20th Street, #1700, Birmingham, AL 35203

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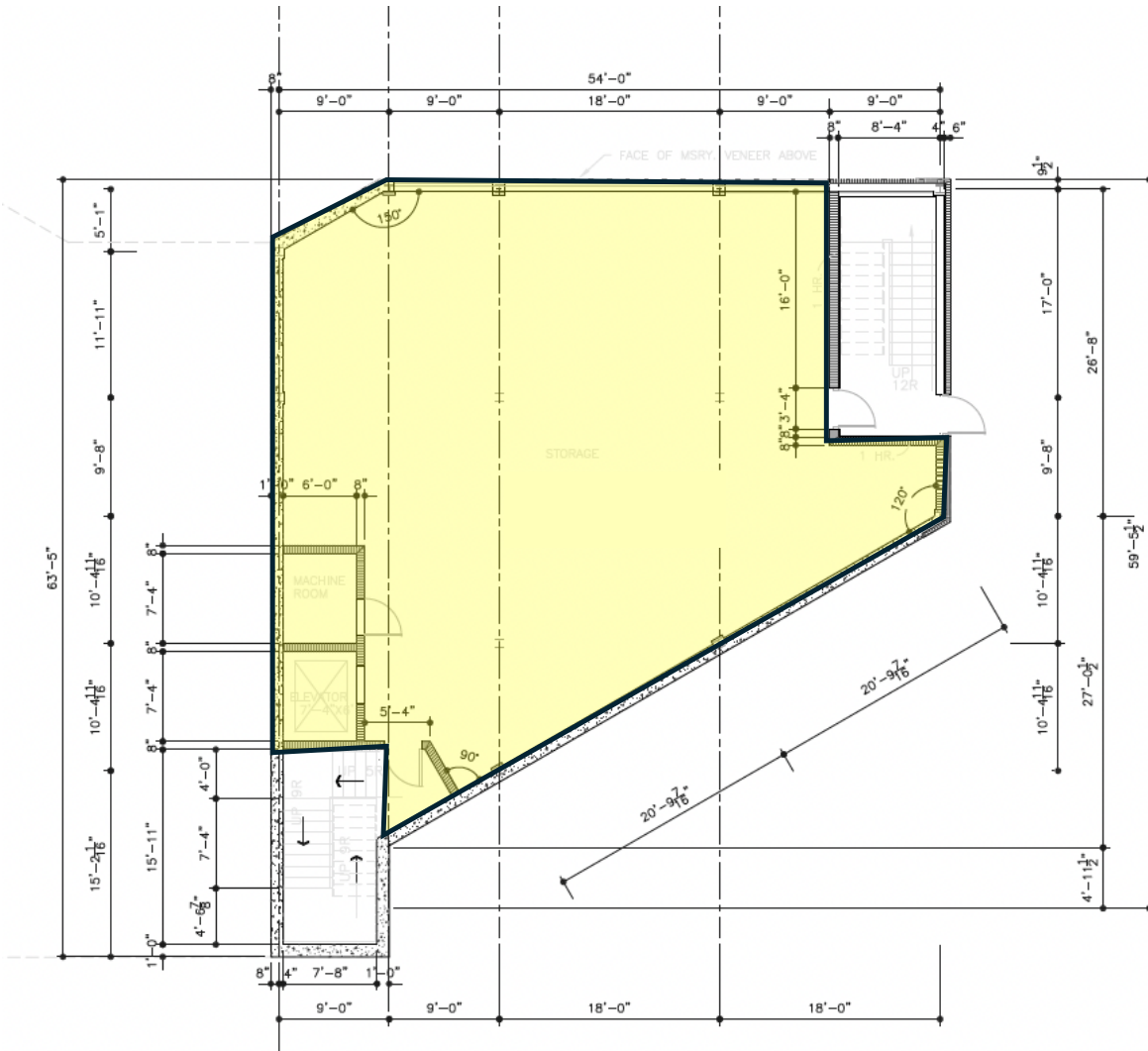


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**GROUND FLOOR MEDICAL SPACE**  
2,478± SF



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REALTY SERVICES

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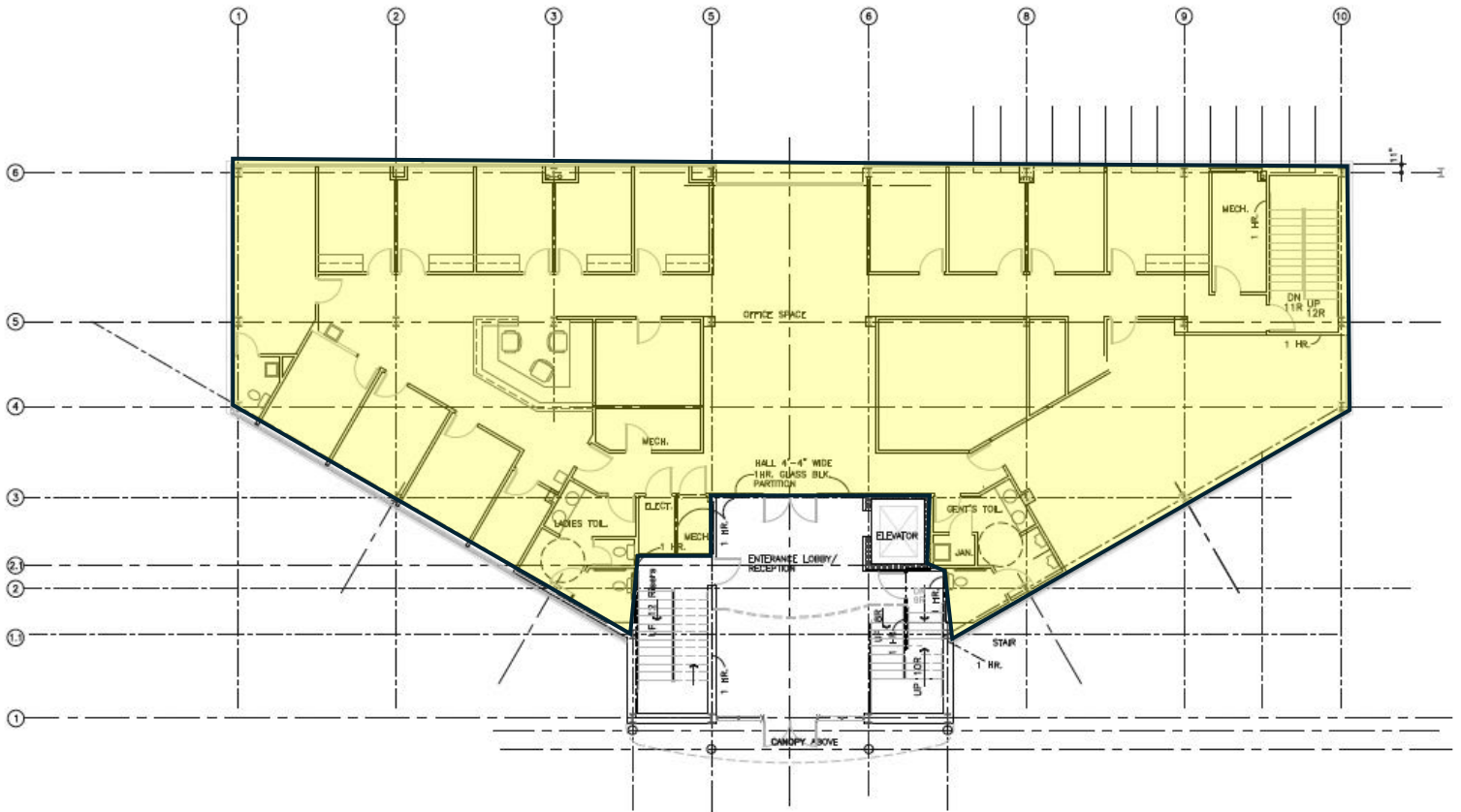
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FIRST FLOOR MEDICAL SPACE  
6,060± SF



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FIRST FLOOR MEDICAL SPACE  
6,060± SF



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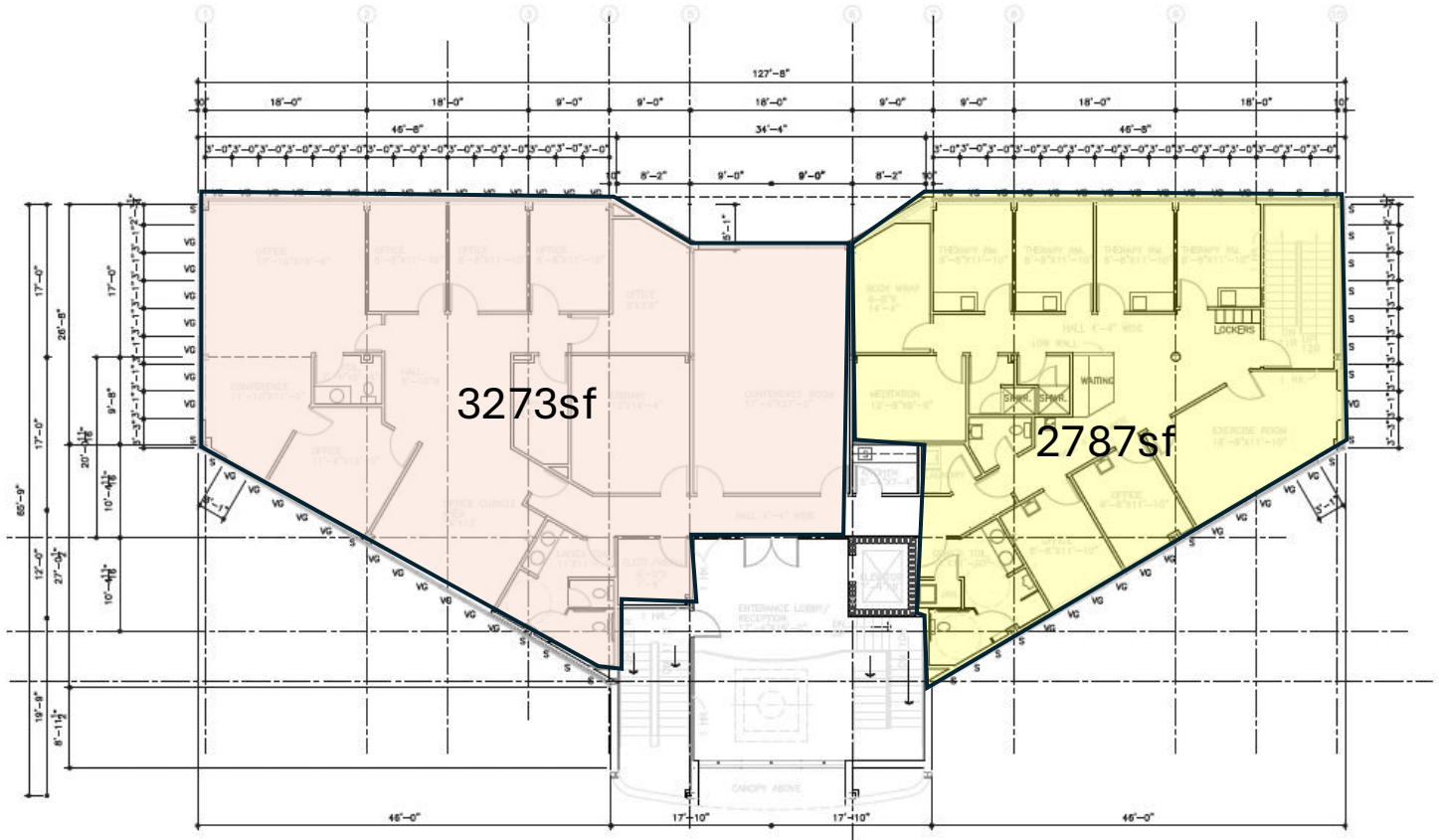
# MEDICAL / OFFICE BUILDING FOR LEASE

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## 2ND FLOOR OFFICE SPACE

2,787 - 6,060± SF



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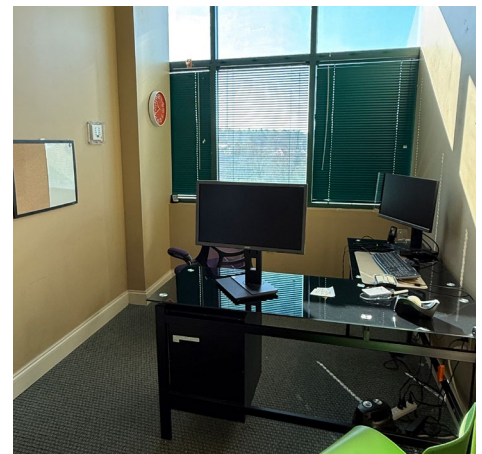
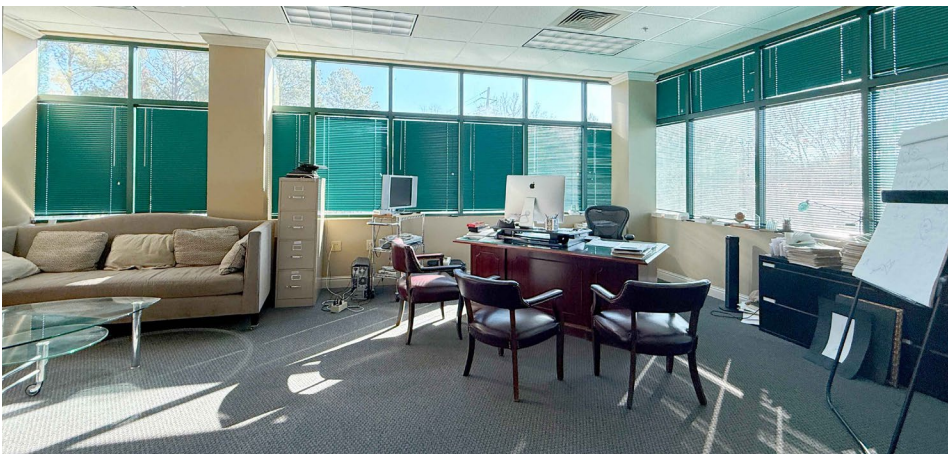
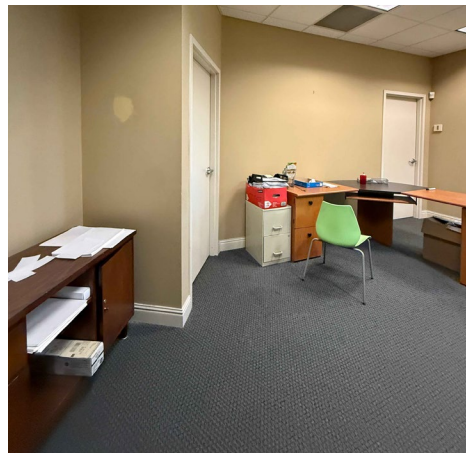
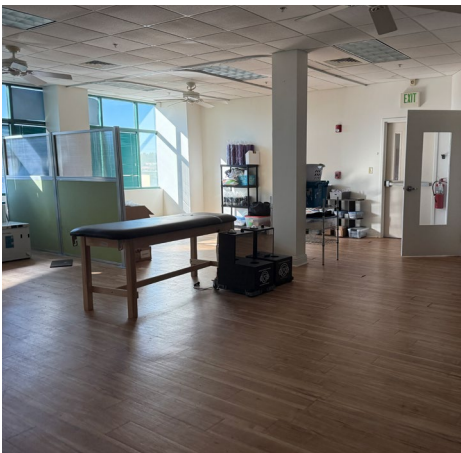
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**2ND FLOOR OFFICE SPACE**  
2,787 - 6,060± SF



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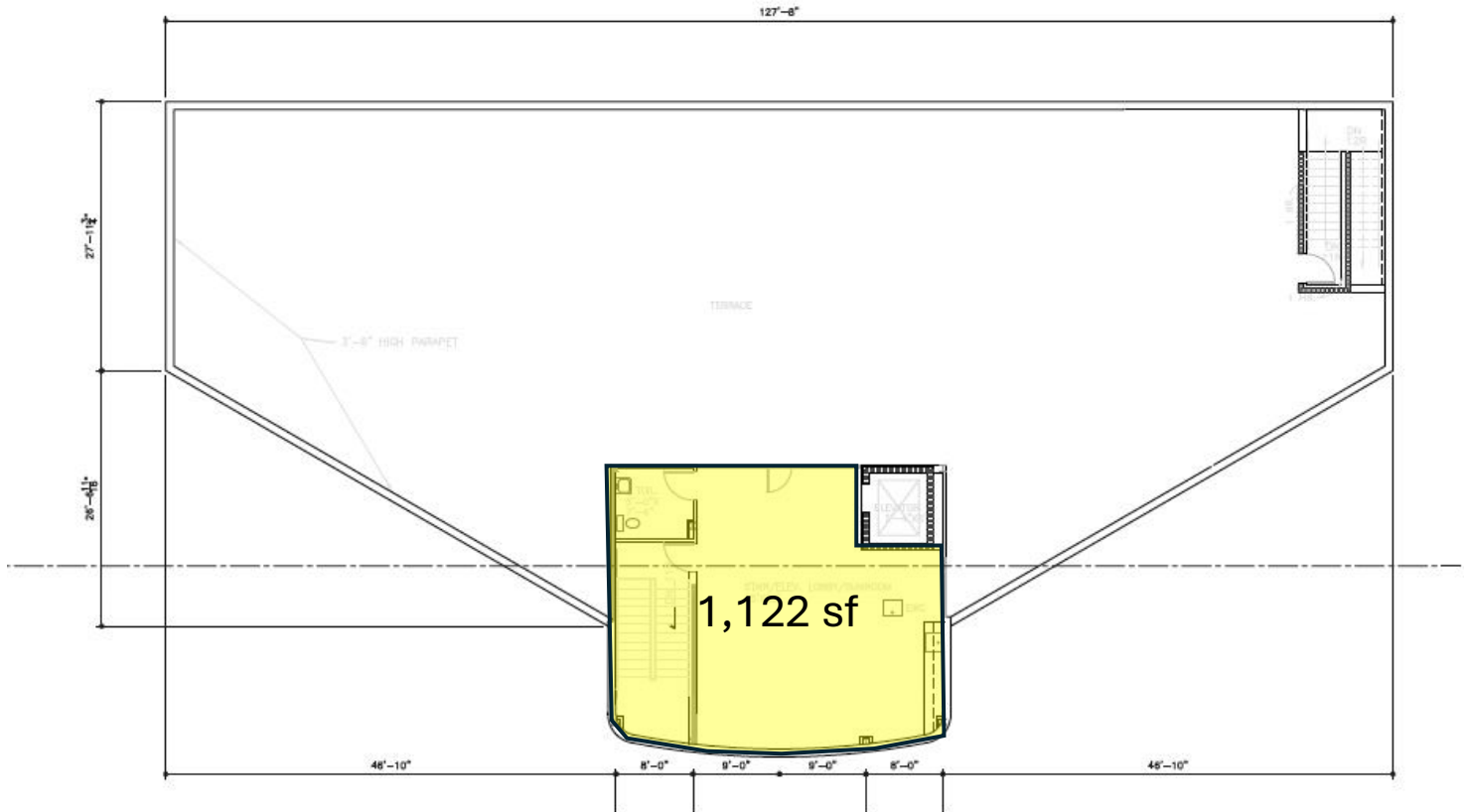
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**3RD FLOOR OFFICE SPACE**  
1,122± SF



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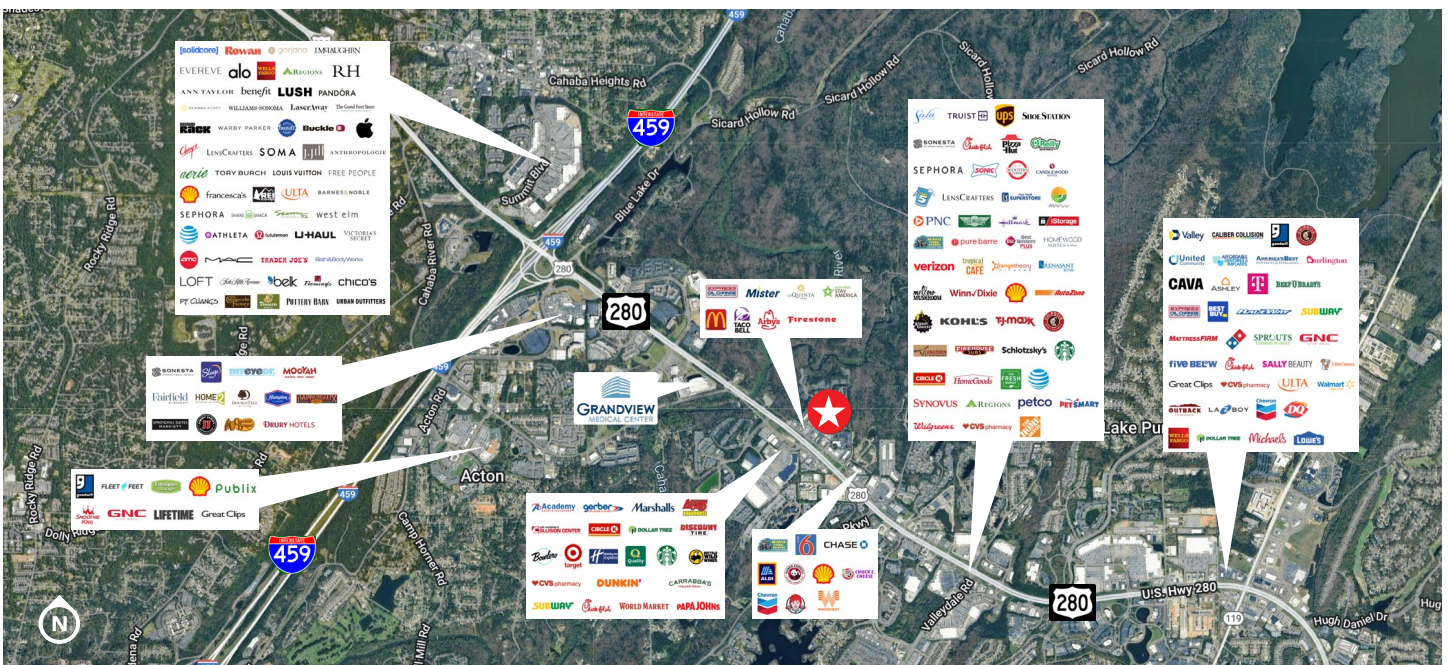
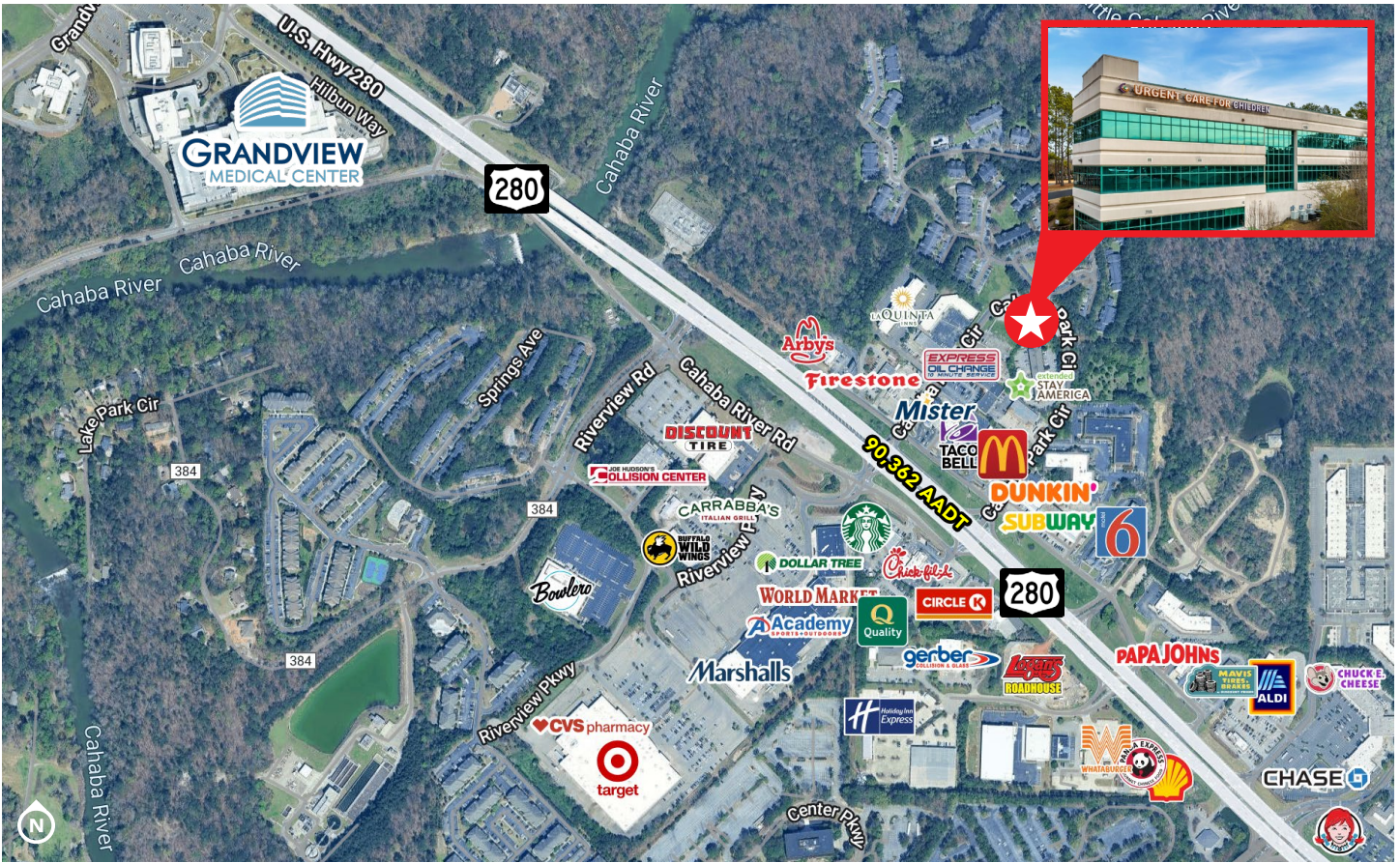
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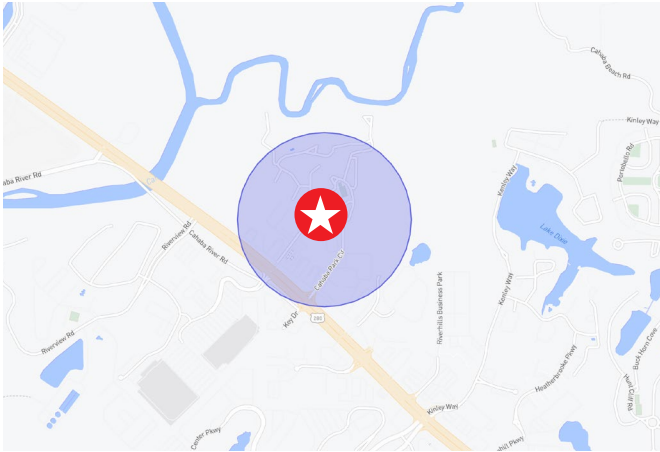
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## LOCATED IN HIGH TRAFFIC HIGHWAY 280 CORRIDOR



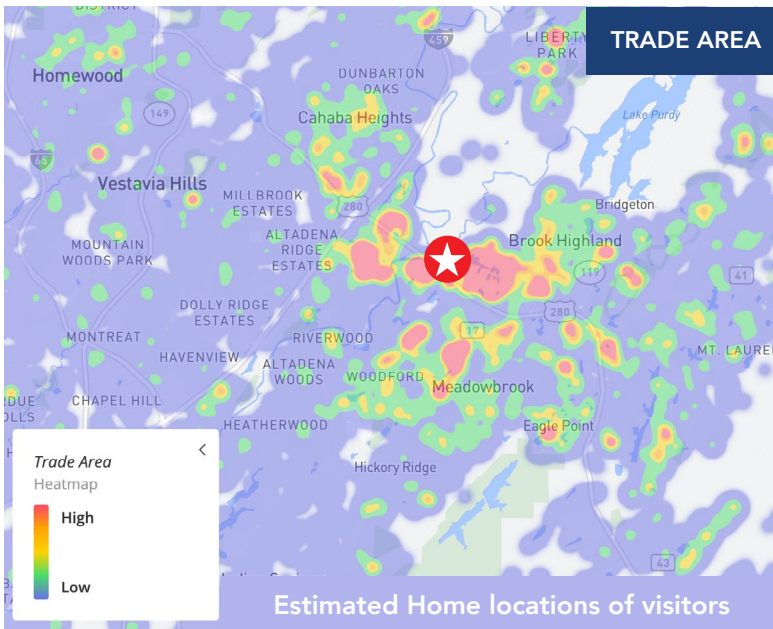
### 12 MONTH DEMOGRAPHICS WITHIN 1000 FT

Visits	797.4K
Visitors	260.9K
Visit Frequency	3.06x
Avg Dwell Time	100 minutes

**797.4M**  
VISITS

**\$91K+**  
AVG HH INCOME  
WITHIN 1 MILE

**260.9K**  
VISITORS



### 1,3,5 MILE DEMOGRAPHICS

POPULATION	1 MILE	3 MILES	5 MILES
2025 Estimated Population	6,415	47,677	103,430

EMPLOYEES	1 MILE	3 MILES	5 MILES
2025 Estimated Employees	6,904	39,642	77,750

INCOME	1 MILE	3 MILES	5 MILES
2025 Estimated Average Household Income	\$91,751	\$160,213	\$188,343



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