

OVERVIEW

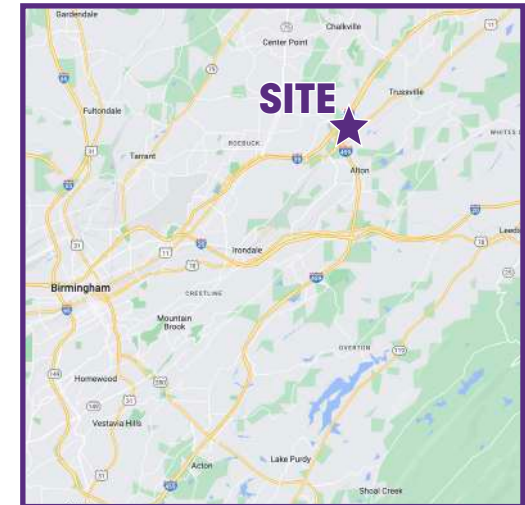
AERIAL

DEMOS



ENDCAP RETAIL SPACE WITH DRIVE THRU

1430 Gadsden Hwy,
Trussville, AL 35235



SPACE FOR LEASE

- ▶ Approximately ±1,600 SF endcap with a drive thru
- ▶ Space available July 1st, 2024
- ▶ Former Starbucks
- ▶ Outdoor patio seating available
- ▶ Great visibility from Highway 11 (35,528 VPD)
- ▶ Close proximity to Hwy 459 and I-59 interchange
- ▶ Multiple access points: Full access off Hwy 11 and Morrow Rd (Rear Access)

CALL FOR PRICING

- ▶ 46 on-site parking spaces

Demographics:

	1 Mile	3 Miles	5 Miles
Population	1,628	33,001	92,336
Average HHI	\$70,621	\$78,599	\$79,132
Daytime Pop	4,474	35,803	83,560



Commercial Real Estate Specialists
www.southpace.com

BLAKE THOMAS
bthomas@southpace.com
205.271.7209

All information furnished with respect to the subject matter has been obtained from sources deemed reliable. No representation or warranty as to accuracy thereof is made and such information is submitted subject to change in price, omissions, errors, prior sale or withdrawal without notice.



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Executive Summary

1430 Gadsden Hwy, Birmingham, Alabama, 35235
Rings : 1, 3, 5 mile radii

Prepared by Esri
Latitude: 33.59738
Longitude: -86.64534

	1 mile	3 miles	5 miles
Mortgage Income			
2022 Percent of Income for Mortgage	16.5%	16.3%	15.4%
Median Household Income			
2022 Median Household Income	\$58,650	\$58,789	\$56,742
2027 Median Household Income	\$66,309	\$70,219	\$67,574
2022-2027 Annual Rate	2.49%	3.62%	3.56%
Average Household Income			
2022 Average Household Income	\$70,621	\$78,599	\$79,132
2027 Average Household Income	\$83,308	\$94,681	\$95,071
2022-2027 Annual Rate	3.36%	3.79%	3.74%
Per Capita Income			
2022 Per Capita Income	\$28,905	\$30,318	\$30,181
2027 Per Capita Income	\$34,228	\$36,632	\$36,353
2022-2027 Annual Rate	3.44%	3.86%	3.79%
Households by Income			

Current median household income is \$56,742 in the area, compared to \$72,414 for all U.S. households. Median household income is projected to be \$67,574 in five years, compared to \$84,445 for all U.S. households

Current average household income is \$79,132 in this area, compared to \$105,029 for all U.S. households. Average household income is projected to be \$95,071 in five years, compared to \$122,155 for all U.S. households

Current per capita income is \$30,181 in the area, compared to the U.S. per capita income of \$40,363. The per capita income is projected to be \$36,353 in five years, compared to \$47,064 for all U.S. households

Housing	2020	2022	2027
Housing Affordability Index			
2022 Housing Affordability Index	152	155	163
2010 Total Housing Units	635	13,791	38,404
2010 Owner Occupied Housing Units	66	9,042	24,819
2010 Renter Occupied Housing Units	513	3,489	9,797
2010 Vacant Housing Units	56	1,260	3,788
2020 Total Housing Units	681	14,113	39,081
2020 Vacant Housing Units	91	1,365	3,676
2022 Total Housing Units	693	14,077	39,018
2022 Owner Occupied Housing Units	123	8,698	23,885
2022 Renter Occupied Housing Units	478	4,025	11,467
2022 Vacant Housing Units	93	1,355	3,666
2027 Total Housing Units	698	13,922	38,761
2027 Owner Occupied Housing Units	126	8,729	23,997
2027 Renter Occupied Housing Units	479	3,836	11,053
2027 Vacant Housing Units	93	1,357	3,711

Currently, 61.2% of the 39,018 housing units in the area are owner occupied; 29.4% are renter occupied; and 9.4% are vacant. In 2020, there were 39,081 housing units in the area and 9.4% vacant housing units. The annual rate of change in housing units since 2020 is -0.07%. Median home value in the area is \$165,649, compared to a median home value of \$283,272 for the U.S. In five years, median value is projected to change by 6.32% annually to \$225,094.

Data Note: Income is expressed in current dollars. Housing Affordability Index and Percent of Income for Mortgage calculations are only available for areas with 50 or more owner-occupied housing units.

Source: U.S. Census Bureau. Esri forecasts for 2022 and 2027. Esri converted Census 2010 data into 2020 geography.



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