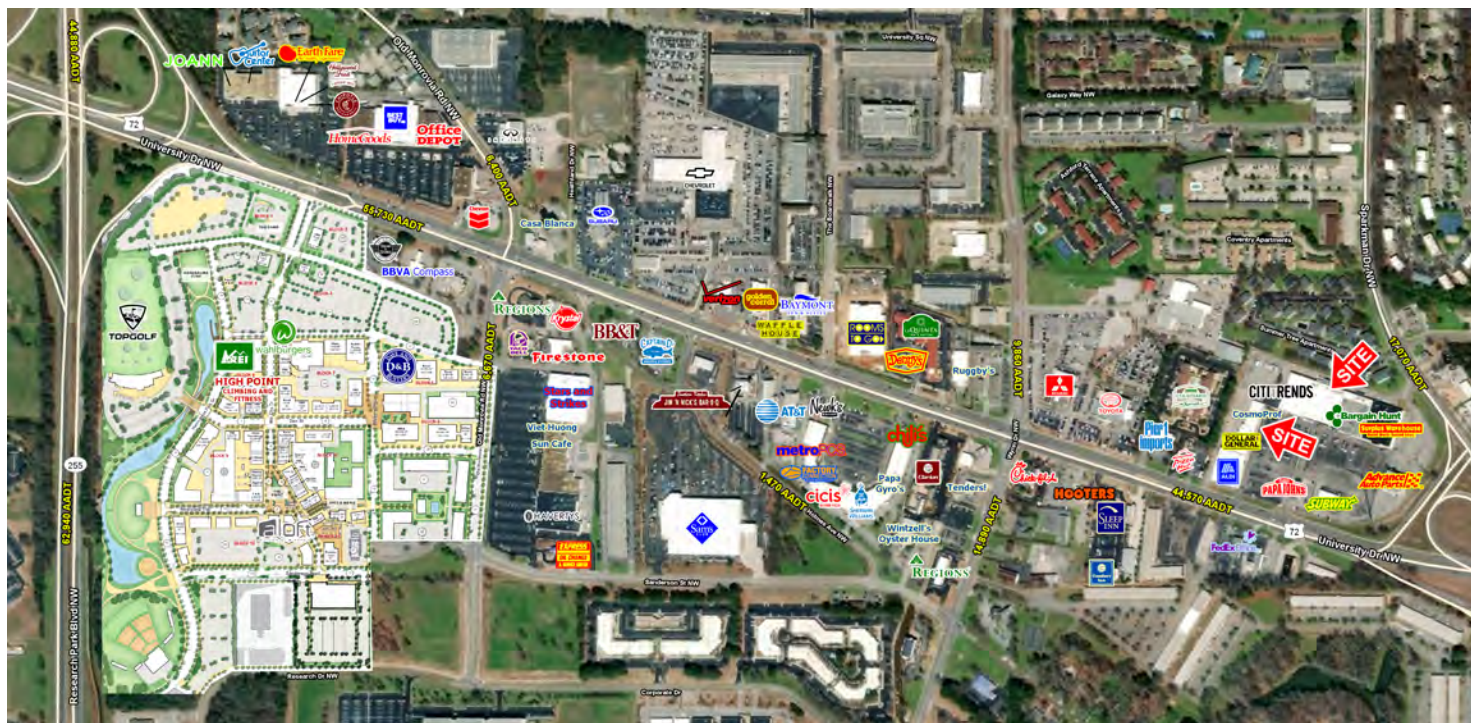


HUNTSVILLE WEST

4710 NW University Dr, Huntsville, AL 35816

EXECUTIVE SUMMARY



LOCATION OVERVIEW

Located at the corner of Sparkman Dr and University Dr



PROPERTY HIGHLIGHTS

- Signalized Access
- Surrounding Retail: Sam's Club, Pier 1 Imports, Best Buy, Rooms To Go, Topgolf & MidCity Development
- GLA: 214,016 SF
- Entrances from University Drive and Sparkman Drive
- Traffic Counts 46,850 vehicles per day on University Drive
- 1,600 and 26,000 SF available

DEMOGRAPHICS

	1 MILE	5 MILES	10 MILES
Population	8,518	53,229	122,032
Households	3,829	22,825	52,398
Median HH Income (\$)	25,485	34,308	41,359

EXCLUSIVE AGENT(S)

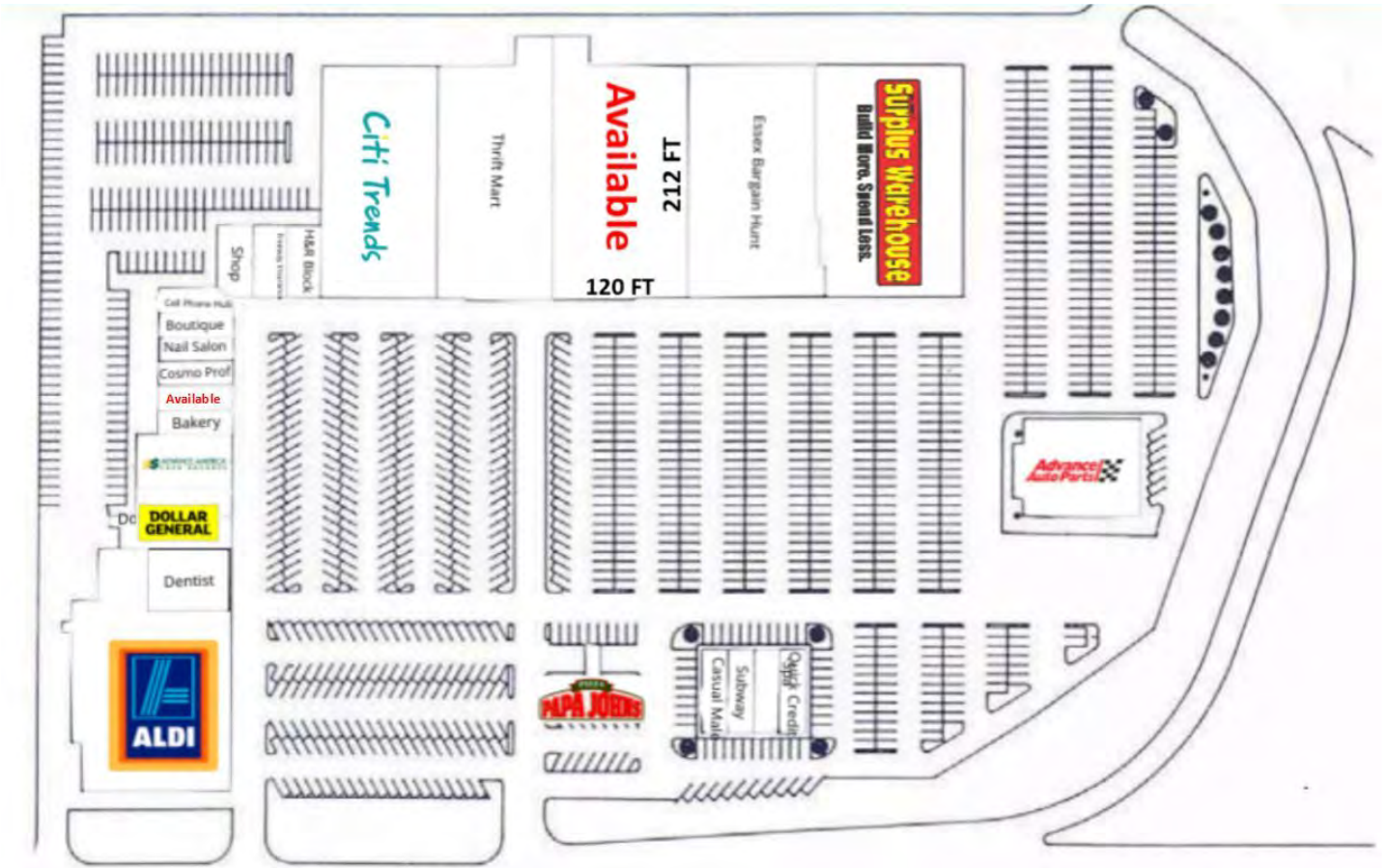
DON BECK • don.beck@tscg.com • 256.534.7555



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SITE PLAN



SUITE	TENANT NAME	SPACE SIZE	SUITE	TENANT NAME	SPACE SIZE	SUITE	TENANT NAME	SPACE SIZE
2	Dental	4,800 SF	8	Nail Salon	1,600 SF	17	Available	26,354 SF
12	Freeway Insurance	1,500 SF	9	Boutique	1,600 SF	18	Essex Bargain Hunt	29,600 SF
1	Aldi	20,807 SF	10	Cell Phone Hub	1,600 SF	19	Surplus Warehouse	35,000 SF
3	Dollar General	10,600 SF	11	Shop	1,500 SF	20	Advance Auto Parts	10,673 SF
4	Advance America	1,600 SF	13	H&R Block	1,500 SF	21	Quick Credit	2,000 SF
5	Bakery	1,600 SF	14	Occupied	10,000 SF	23	Subway	2,000 SF
6	Available	1,600 SF	15	Citi Trends	14,840 SF	24	Casual Male Big & Tall	2,000 SF
7	Cosmo Prof	1,600 SF	16	Thrift Mart	21,200 SF	25	Papa John's Pizza	3,000 SF

EXCLUSIVE AGENT(S)

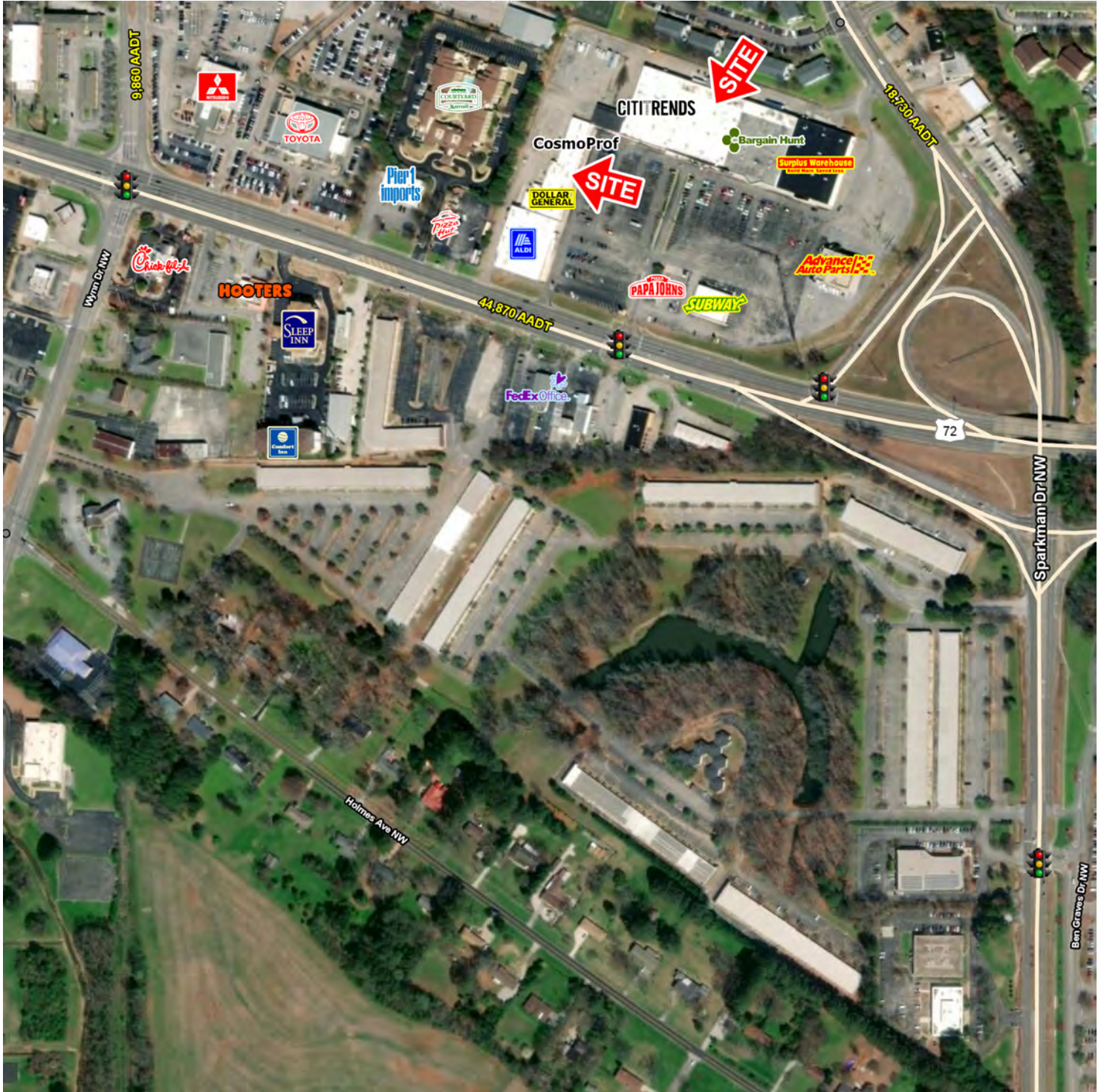
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ADDITIONAL PHOTOS



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