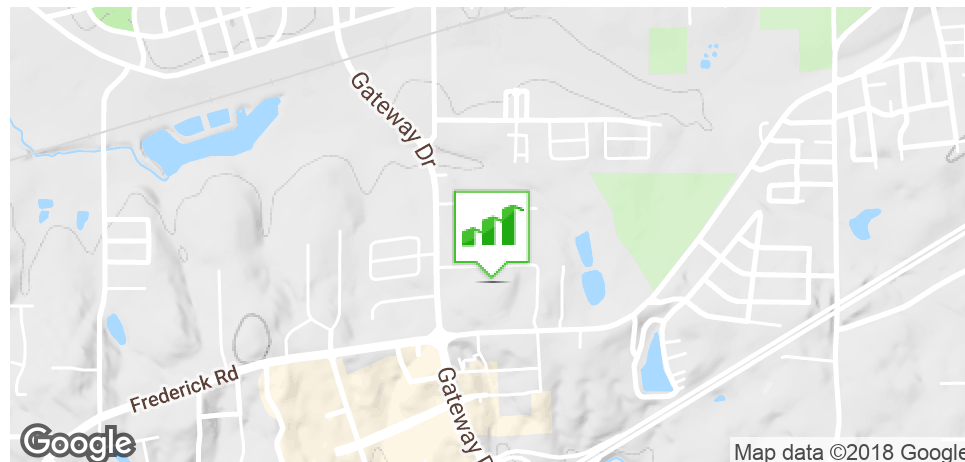


2007 GATEWAY DRIVE

2007 GATEWAY DRIVE, OPELIKA, AL 36801

Executive Summary



OFFERING SUMMARY

Available SF: 9,723 SF

Lease Rate: Contact Agent

Lot Size: 1.13 Acres

Year Built: 2006

Building Size: 9,375

Zoning: Commercial

Market: Auburn

PROPERTY HIGHLIGHTS

- Prominently located in the popular Auburn University trade area on Hwy 280/Gateway Drive
- .53 miles from Tiger Town Shopping Center
- .7 miles from I-85
- 6.0 miles from Auburn University
- 9,723± SF w/ 25 parking spaces & loading dock
- Open floor plan, fully conditioned.
- Exterior front brick cultured stone, sides block, roof standing seam metal with 3" insulation.
- Traffic Counts: 33,770± vpd

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total Households	1,114	10,249	26,027
Total Population	3,096	25,489	62,106
Average HH Income	\$50,571	\$62,989	\$64,504

JEROME MOORE, CCIM

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2007 GATEWAY DRIVE

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Retail Map



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