



CRAWFORD SQUARE
REAL ESTATE ADVISORS



RIVERWALK VILLAGE

250 Riverchase Parkway E | Hoover, AL 35244

LEASING AGENT

WILL REIS +1 (205) 453-6240

will@crawfordsq.com

PROPERTY HIGHLIGHTS

- 90-acre mixed-use development located within Hoover’s Riverchase office park
- Strategically positioned, this site grants easy access to I-65, Valleydale Road, and US Hwy 31
- The site will feature a Class A outpatient medical facility offering health & wellness services, single family residential, a hotel, office, and unique retail and restaurant offerings
- Neighboring businesses include Regions Bank, BioHorizons, Blue Cross Blue Shield, BlueRxAlaTenn, and Bud’s Best Cookies, which employ over 6,500 people

POPULATION

3 mile	42,930
5 mile	101,401
10 mile	356,534

DAYTIME POPULATION

3 mile	53,339
5 mile	108,677
10 mile	370,744

DEMOGRAPHICS



HOUSEHOLDS

3 mile	18,877
5 mile	41,834
10 mile	145,281

AVG HH INCOME (\$)

3 mile	105,618
5 mile	123,785
10 mile	123,075

MED HH INCOME (\$)

3 mile	69,883
5 mile	83,829
10 mile	81,249



31

459

59



BIRMINGHAM-SHUTTLESWORTH INTERNATIONAL AIRPORT

20

IRONDALE

20

20

65

BIRMINGHAM

MOUNTAIN BROOK

459

31

OVERTON

280

HOMEWOOD



THE SUMMIT

65

VESTAVIA HILLS

459

20

SHOAL CREEK

20

65

HOOPER

65

MEADOWBROOK

280



RIVERWALK VILLAGE

CHELSEA

280

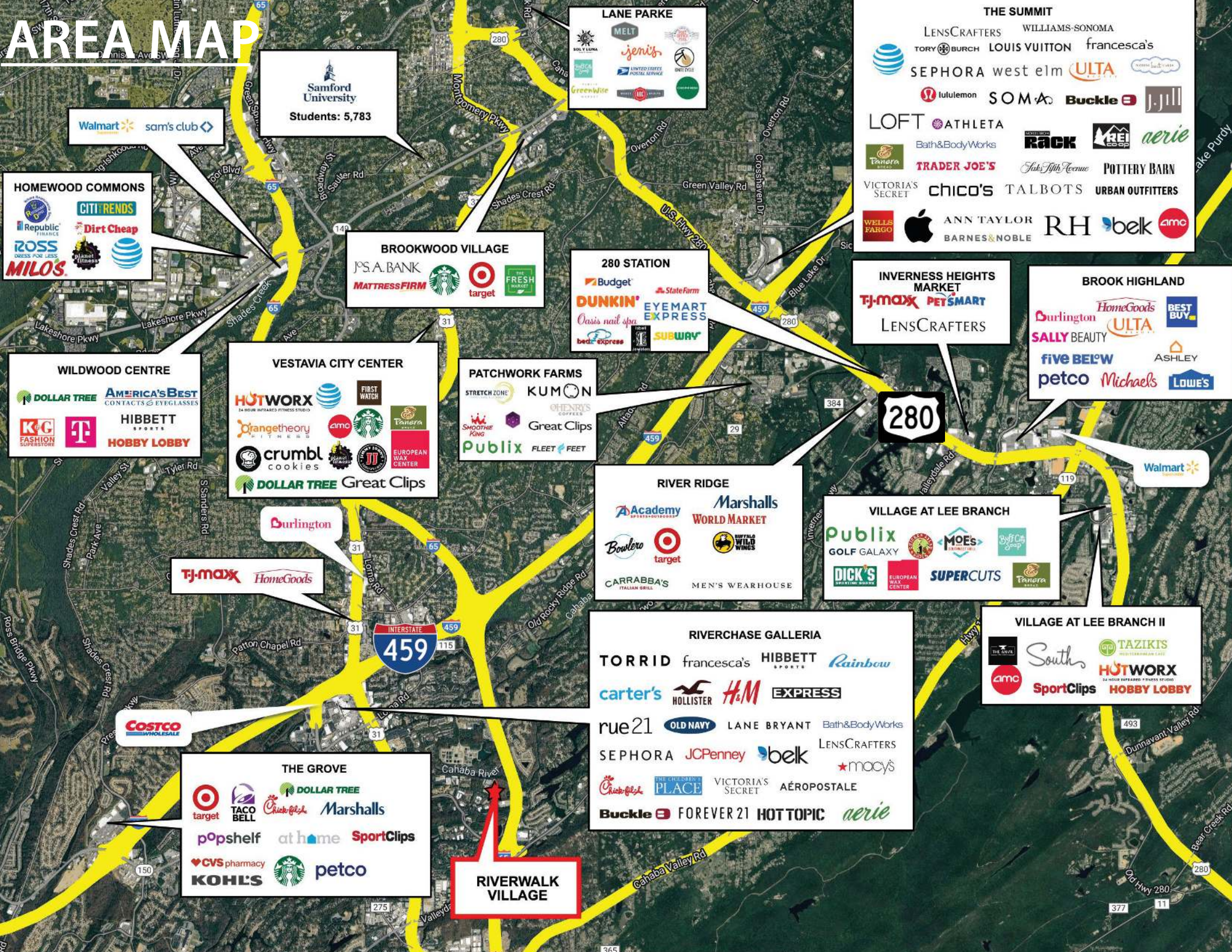
459

65



N

AREA MAP



Samford University
Students: 5,783

Walmart sam's club

LANE PARKE
MELT, jenis, GreenWise, UNITED STATES POSTAL SERVICE, ONE DILE

THE SUMMIT
LENSCRAFTERS WILLIAMS-SONOMA
TORY BURCH LOUIS VUITTON francesca's
SEPHORA west elm ULTA
lululemon SOMA Buckle J.Jill
LOFT ATHLETA
Bath&BodyWorks RACK K&R aerie
Panera TRADER JOE'S Saks Fifth Avenue POTTERY BARN
VICTORIA'S SECRET chico's TALBOTS URBAN OUTFITTERS
WELLS FARGO Apple ANN TAYLOR RH belk amc
BARNES & NOBLE

HOMEWOOD COMMONS
CITI TRENDS, Republic FINANCIAL, Dirt Cheap, MILOS, planet fitness

BROOKWOOD VILLAGE
J.P.S. A. BANK, MATTRESS FIRM, Starbucks, target, THE FRESH MARKET

280 STATION
Budget, State Farm, DUNKIN', EYEMART EXPRESS, Oasis nail spa, bed, express, SUBWAY

INVERNESS HEIGHTS MARKET
TJ-MAXX, PETSMART, LENS CRAFTERS

BROOK HIGHLAND
Durlington, HomeGoods, BEST BUY, SALLY BEAUTY, ULTA, five BELOW, ASHLEY, petco, Michaels, LOWE'S

WILDWOOD CENTRE
DOLLAR TREE, AMERICA'S BEST CONTACTS & EYEGLASSES, K&C FASHION, HIBBETT SPORTS, HOBBY LOBBY

VESTAVIA CITY CENTER
HOTWORX, FIRST WATCH, AMO, Starbucks, Panera, crumbl cookies, EUROPEAN WAX CENTER, DOLLAR TREE, Great Clips

PATCHWORK FARMS
STRETCH ZONE, KUMON, OHENRY'S COFFEES, SMOOTHIE KING, Great Clips, Publix, FLEET FEET

RIVER RIDGE
Academy SPORTS+OUTDOORS, Marshalls, WORLD MARKET, Bowlero, target, BUFFALO WILD WINGS, CARRABBA'S ITALIAN GELATO, MEN'S WEARHOUSE

VILLAGE AT LEE BRANCH
Publix, GOLF GALAXY, MOE'S, Baby City, DICK'S SPORTING GOODS, EUROPEAN WAX CENTER, SUPERCUTS, Panera

Burlington, TJ-MAXX, HomeGoods

RIVERCHASE GALLERIA
TORRID, francesca's, HIBBETT SPORTS, Rainbow, carter's, HOLLISTER, H&M, EXPRESS, rue21, OLD NAVY, LANE BRYANT, Bath&BodyWorks, SEPHORA, JCPenney, belk, LENS CRAFTERS, macys, Chick-fil-eh, THE CHILDREN'S PLACE, VICTORIA'S SECRET, AÉROPOSTALE, Buckle, FOREVER 21, HOT TOPIC, aerie

VILLAGE AT LEE BRANCH II
South, TAZIKI'S, amc, SportClips, HOBBY LOBBY

COSTCO WHOLESALE

THE GROVE
target, TACO BELL, Chick-fil-eh, Marshalls, popshelf, at home, SportClips, CVS pharmacy, Starbucks, KOHL'S, petco

RIVERWALK VILLAGE

AREA MAP



Michael's
Office DEPOT
BIG LOTS!

COSTCO
WHOLESALE

Riverchase Village
Newk's
PET SMART
Sola SALONS
Bella's

THE HOME DEPOT

sam's club

The Plaza at Riverchase
Perfectly Note
JAMBO
HOBBY LOBBY
Planet Fitness
DALE'S

Patton Creek Shopping Center
AMC THEATRES
ROSS DRESS FOR LESS
ROCKY ROLL
DICK'S picture people
BARNES & NOBLE
FIREBIRDS
WORLD MARKET

Riverchase Galleria
TORRID francesca's HIBBETT SPORTS Rainbow
carter's HOLLISTER H&M EXPRESS
rue21 OLD NAVY LANE BRYANT Bath&BodyWorks
SEPHORA JCPenney belk LENS CRAFTERS
Chick-fil-A PLACE VICTORIA'S SECRET AÉROPOSTALE
Buckle FOREVER 21 HOT TOPIC aerie

RIVERWALK VILLAGE

Southgate Village
SportClips
PET SUPPLIES PLUS
Publix
goodwill

Hoover Public Safety Center

LOWE'S

Hardee's
Jefferson's
WINGS • BURGERS • OYSTERS

LEGEND

- RESIDENTIAL: 102 UNITS
- MARKET RATE APARTMENT / ACTIVE ADULT: 375 UNITS
- MARKET RATE MULTI-USE: 120 UNITS
- RETAIL: 32000 SF
- WELLNESS: 45,000 SF (2 STORY)
- MEDICAL / OFFICE
- HOTEL: 80,000 SF (3 STORY)
- TOWN CENTER PARKING: +/-490 SPOTS

