



CRAWFORD SQUARE
REAL ESTATE ADVISORS

Publix
FOOD & PHARMACY



VILLAGE AT LEE BRANCH

410 Doug Baker Boulevard · Birmingham, AL 35242

FEATURED TENANTS

ERIK SHCATZ (205) 253 4924

erik@crawfordsq.com

PATRICK SULLIVAN (205) 382 0681

psullivan@crawfordsq.com

PROPERTY HIGHLIGHTS

- Anchored by one of the top Publix stores in Alabama
- High volume Dick's Sporting Goods and the only Golf Galaxy in the state
- Strong small shop co-tenancy mix that drives daily customers to the shopping center
- High median household incomes surrounding the center in excess of \$99,524
- Located at a signalized intersection on the major retail corridor, Highway 280 with over 78,000 vehicles per day

POPULATION

| | |
|---------|---------|
| 3 mile | 42,318 |
| 5 mile | 72,225 |
| 10 mile | 284,484 |

DAYTIME POPULATION

| | |
|---------|---------|
| 3 mile | 46,245 |
| 5 mile | 80,309 |
| 10 mile | 316,566 |

DEMOGRAPHICS



HOUSEHOLDS

| | |
|---------|---------|
| 3 mile | 18,038 |
| 5 mile | 30,925 |
| 10 mile | 120,006 |

AVG HH INCOME (\$)

| | |
|---------|---------|
| 3 mile | 147,539 |
| 5 mile | 146,217 |
| 10 mile | 142,160 |

MED HH INCOME (\$)

| | |
|---------|---------|
| 3 mile | 106,028 |
| 5 mile | 102,945 |
| 10 mile | 96,128 |



31

459

59

BIRMINGHAM-SHUTTLESWORTH INTERNATIONAL AIRPORT

20

20

65

20

459

BIRMINGHAM

MOUNTAIN BROOK

OVERTON

HOMEWOOD

280

THE SUMMIT

VILLAGE AT LEE BRANCH

VESTAVIA HILLS

65

31

459

LAKE PURDY

SHOAL CREEK

HOOVER

65

MEADOWBROOK

280

20

459

CHELSEA

280

65



459

AREA MAP



Downtown Business District

UAB
THE UNIVERSITY OF ALABAMA AT BIRMINGHAM
Students: 22,000+

LANE PARKE
jenis
SOLY LENA
UNITED STATES POSTAL SERVICE
GreenWise
LIFE

Samford University
Students: 5,783

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&N aerie
TRADER JOE'S Saks Fifth Avenue POTTERY BARN
VICTORIA'S SECRET chico's URBAN OUTFITTERS
WELLS FARGO Apple ANN TAYLOR BARNES & NOBLE R.H. belk amc

BROOK HIGHLAND
Durlington BEST BUY five BEL'W
SALLY BEAUTY ULTA SPR UTS FARMERS MARKET ASHLEY
petco Michaels LOWE'S HomeGoods

HOMEWOOD COMMONS
CITTITRENOS ROSS DRESS FOR LESS MILOS Planet Fitness

BROOKWOOD VILLAGE
J.P.S. BANK Starbucks target THE FRESH MARKET

280 STATION
State Farm EYEMART EXPRESS DUNKIN' SUBWAY bed+express

VESTAVIA CITY CENTER
Orangetheory FITNESS FIRST WATCH
HOTWORX 24 HOUR INFRARED FITNESS STUDIO amc Starbucks Panera
crumbl cookies Planet Fitness J.Jill EUROPEAN WAX CENTER
DOLLAR TREE Great Clips

PATCHWORK FARMS
STRETCH ZONE OHENRY'S COFFEES
Great Clips
Publix FLEET FEET

Walmart Supercenter
Publix

WILDWOOD CENTRE
DOLLAR TREE Walmart AMERICA'S BEST CONTACTS & EYGLASSES
HIBBETT SPORTS K&C FASHION SUPERSTORE T HOBBY LOBBY

RIVER RIDGE
Academy MATH & SCIENCE
Marshalls WORLD MARKET
Bowlero target WILD WINGS
CARRABBA'S ITALIAN GRILL PAINTED TREE OPTICIANS MEN'S WEARHOUSE

VILLAGE AT LEE BRANCH
Publix MOE'S BUFFALO WILD WINGS
GOLF GALAXY SUPERMART
DICK'S SPORTING GOODS EUROPEAN WAX CENTER SUPERCUTS Panera BREADS

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

INVERNESS HEIGHTS MARKET
TJ-MAXX PETS MART
LENSCRAFTERS

VILLAGE AT LEE BRANCH II
OneLife FITNESS South TAZIKI'S HONEY BUNAN CAFE
HOTWORX 24 HOUR INFRARED FITNESS STUDIO SportClips HOBBY LOBBY

AREA MAP



THE HOME DEPOT

PETSMART
TJ-maxx
LET'S PLAY

BROOK HIGHLAND
Dorlington BEST BUY FIVE BELOW
SALLY BEAUTY ULTA OUTBACK ASHLEY
petco Michaels LOWE'S HomeGoods

Walmart

LA BOY
crumbl DEFY COOKIES

Publix
F5 TRAINING

INVERNESS CORNERS
pure barre Orangetheory
MILOS On Tap KOBE
tropical CAFE Hallmark Sola
KOHLS meLLO MUSHROOM

reform pilates
Grinza
SOCCER POST AMERICA'S SOCCER STORE

CVS pharmacy

CAVENDER'S DUNKIN'
FIVE GUYS

greybar
CHUCK'S

JIM NICK'S
BAR-B-Q

JURCO BELLINI'S
Edgar's SALON 43 ONE

Batteries + Bulbs
bed, express
SUBWAY

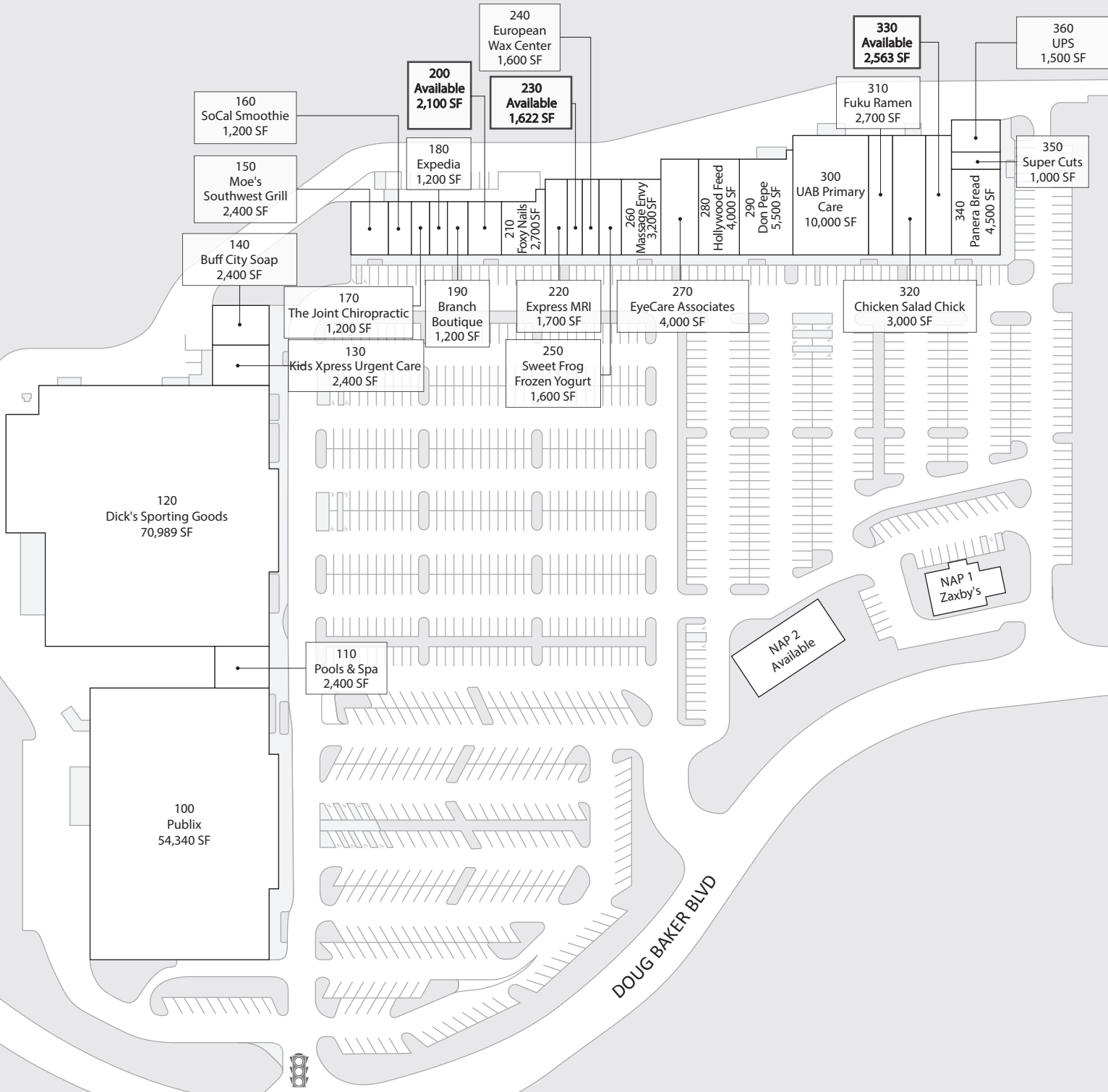
EVERLY BOUTIQUE
VOCELLI PIZZA
FIRST WATCH THE DAYTIME CAFE

VILLAGE AT LEE BRANCH I

VILLAGE AT LEE BRANCH II
HOBBY LOBBY SUSHI VILLAGE
Onelife South FITNESS
ATI PHYSICAL THERAPY
PAKMIL SportClips
tazikis scenthound
SANPEGGIO'S PIZZA
The Twist



THE VILLAGE AT LEE BRANCH - BIRMINGHAM, AL



160 SoCal Smoothie 1,200 SF

150 Moe's Southwest Grill 2,400 SF

140 Buff City Soap 2,400 SF

120 Dick's Sporting Goods 70,989 SF

100 Publix 54,340 SF

200 Available 2,100 SF

230 Available 1,622 SF

330 Available 2,563 SF

360 UPS 1,500 SF

180 Expedia 1,200 SF

210 Foxy Nails 2,700 SF

260 Massage Envy 3,200 SF

280 Hollywood Feed 4,000 SF

290 Don Pepe 5,500 SF

300 UAB Primary Care 10,000 SF

340 Panera Bread 4,500 SF

350 Super Cuts 1,000 SF

170 The Joint Chiropractic 1,200 SF

190 Branch Boutique 1,200 SF

220 Express MRI 1,700 SF

270 EyeCare Associates 4,000 SF

320 Chicken Salad Chick 3,000 SF

130 Kids Xpress Urgent Care 2,400 SF

250 Sweet Frog Frozen Yogurt 1,600 SF

110 Pools & Spa 2,400 SF

NAP 1 Zaxby's

NAP 2 Available

