



CRAWFORD SQUARE
REAL ESTATE ADVISORS

Heroes Martial Arts
Academy Trussville

Freddy's

taziki's
MEDITERRANEAN CAFE
DUNKIN' DONUTS
AspenDental

BINTELLI
GOLF CARTS

HWY 11
33,959 VPD



LAND FOR SALE

1856 Gadsden Hwy., Birmingham, AL 35235

PROPERTY HIGHLIGHTS

- 0.44 acres right off Hwy 11
- +/- 30k VPD off Gadsden Hwy
- Zoned C-2 General Commercial, City of Birmingham

CONTACT

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NEARBY RETAILERS



DEMOGRAPHICS

POPULATION

1 mile	4,730
3 mile	33,929
5 mile	84,753

HOUSEHOLDS

1 mile	1,825
3 mile	12,945
5 mile	31,896

AVG HH INCOME (\$)

1 mile	123,688
3 mile	97,414
5 mile	89,568





Pinnacle at Tutwiler Farm

chico's DOLLAR TREE LENS CRAFTERS

GNC AFFORDABLE DENTURES & IMPLANTS

belk Red Robin claire's at home FINISH LINE LANE BRYANT

BEST BUY ROADHOUSE ZALES KAY JCPenney SHOE DEPT.

goodwill JOJO'S MISC. AspenDental DUNKIN'

Freddy's STEAKBURGERS

SHERWIN-WILLIAMS

TRUIST

SITE

COURTYARD

26,662 VPD

64,399 VPD

Olive Garden

RED LOBSTER

PNC

KIM

WAX 5

MAVIS NAILS

benefit crumbl FIVE GUYS ALDI

Kirklands ULTA petco

TANGRA HomeGoods five BEL'W

33,959 VPD

Promenade at Tutwiler Farm

TJ-maxx RACE ROOM SHOES target

Starbucks Academy CVS pharmacy Bath & Body Works SportClips

CAFO AT&T BAM! Kentucky Fried Chicken

THE HOME DEPOT Burlington America's Best Contacts & Eyeglasses Pizza Hut Arby's Michaels PET SUPPLIES PLUS

HYUNDAI

PANDA EXPRESS FIREHOUSE SUBS T

Magnolia Elementary School

Freddy's
FROZEN CUSTARD
STEAKBURGERS

DUNKIN'

AspenDental

tazikis
MEDITERRANEAN CAFE

BINTELLI

GOLF CARTS

AmFirst

TAKE 5
OIL CHANGE

Jersey Mike's
SUBS

9
goodwill

enterprise

33,959 VPD

Chevron

SELECT **ABC** SPIRITS

PLATO'S
CLOSET

MAVIS
TIRES, BRAKES
WASH, WAX, OIL