



# PARKWAY EAST

1125 Huffman Rd, Birmingham AL 35215



**DEMOGRAPHICS**

**1 MILE**

8,018  
Estimated population

1,771  
Estimated daytime population

\$6,484  
Average household income

4,912  
Households

**3 MILE**

51,748  
Estimated population

19,401  
Estimated daytime population

\$63,940  
Average household income

27,268  
Households

**5 MILE**

101,980  
Estimated population

45,395  
Estimated daytime population

\$68,952  
Average household income

52,274  
Households

**DRIVE TIME POPULATION**

**5**  
Min 12,766

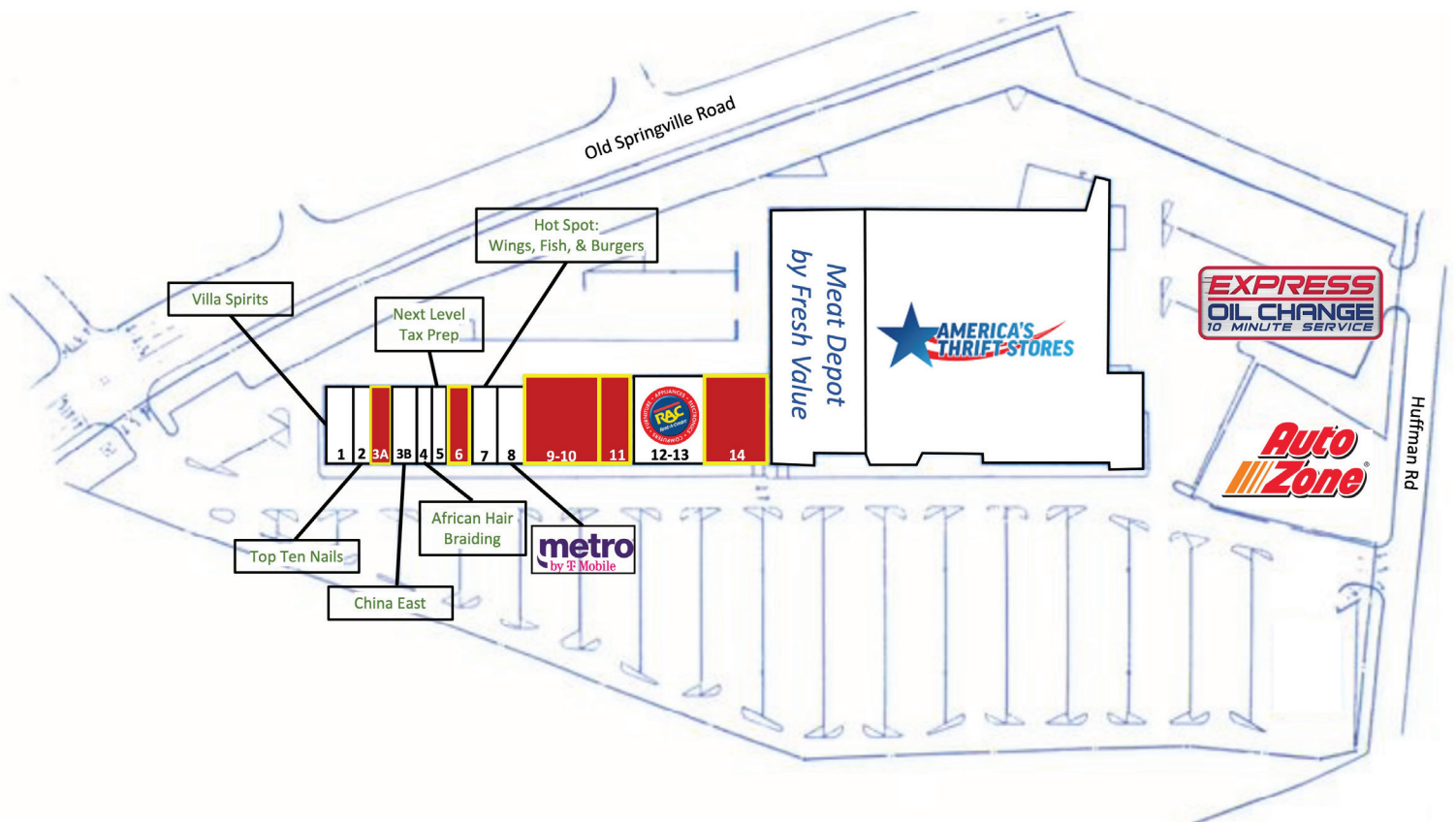
**10**  
Min 71,332

**15**  
Min 133,925

Information contained in this marketing brochure has been obtained by the owner of the property or other sources that we deem reliable, however we cannot guarantee the accuracy of it. You should conduct an independent investigation of the shopping center to verify all information in determining the suitability of the property.

**SITE PLAN**

SUITE	TENANT	SIZE	SUITE	TENANT	SIZE	SUITE	TENANT	SIZE
OP1	Express Oil Change	5,000 SF	3B	China East	1,862 SF	9-10	Available	6,020 SF
A1	Meat Depot by Fres...	23,000 SF	4	African Hair Braiding	750 SF	11	Available	2,580 SF
A2	America's Thrift Store	54,660 SF	5	Next Level Tax Prep	750 SF	12-13	Rent A Center	5,160 SF
1	Villa Spirits	1,913 SF	6	Available	1,500 SF	14	Available	5,117 SF
2	Top Ten Nails	1,125 SF	7	Hot Spot: Wings, Fis...	1,875 SF			
3A	Available	1,620 SF	8	Metro by T-Mobile	1,875 SF			



Information contained in this marketing brochure has been obtained by the owner of the property or other sources that we deem reliable, however we cannot guarantee the accuracy of it. You should conduct an independent investigation of the shopping center to verify all information in determining the suitability of the property.

## HIGHLIGHTS

- From 750 SF to 5,000+ SF of retail space available for lease.
- The property offers exceptional visibility from Parkway East (Hwy 75).
- Right In/ Right Out access on Huffman Rd and signalized access on Springville Rd.
- Offering a large parking area with over 400 spaces Available.
- Large, highly visible pylon signage with space available for new tenants.
- Located less than 2 miles from Interstate 59, 15 minutes from Birmingham Shuttlesworth International Airport, and is conveniently located directly next to Huffman High School and Huffman Academy with over 1,960+ students and over 70+ Teachers and staff.



40,000 on Center Point Pkwy  
(Hwy 75)



Full Access from Springville Rd.  
Right In/ Right Out access from Huffman Rd.



Pylon and facade signage  
options available.

