

**EASTWOOD PLAZA
BIRMINGHAM, ALABAMA**



7845 Crestwood Blvd
Birmingham, AL 35210



For more information, please contact:



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Availability starting at 1,000 sf

PROPERTY FEATURES

- Walmart Supercenter west of the property is the 4th busiest in the state
- Current leases with short-term tenants allow for a flexible site plan, including outparcel opportunities on Crestwood Blvd
- 7-minute drive from the Birmingham Shuttlesworth Airport and 12-minute drive from downtown Birmingham
- High visibility and access to many of Birmingham's affluent neighborhoods

TRAFFIC COUNTS

Crestwood Blvd		18,700
Montclair Rd		11,200
Montevallo Rd		7,600

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DEMOGRAPHICS

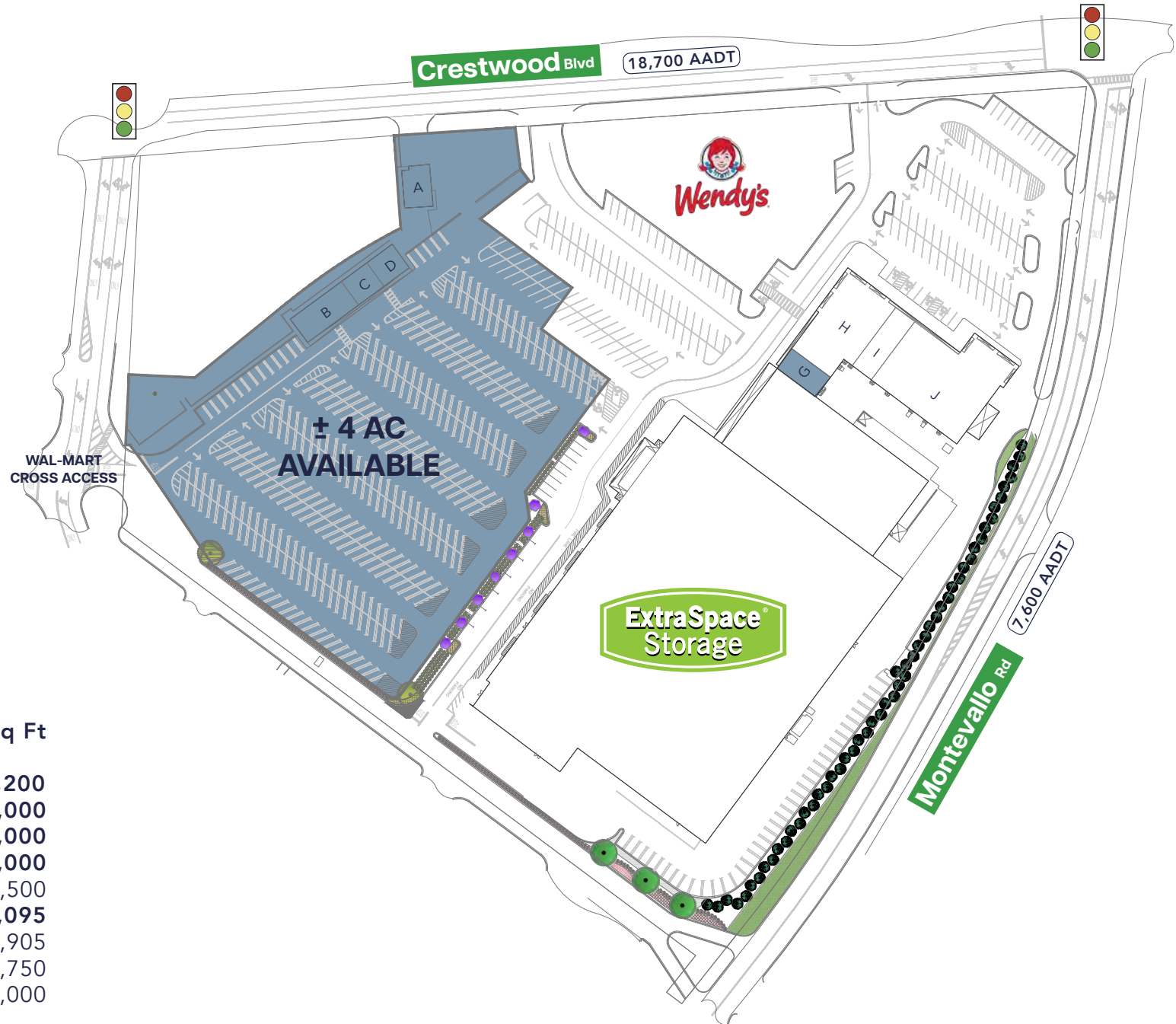
RADIUS	1 MILE	3 MILES	5 MILES
POPULATION	7,543	49,013	109,661
DAYTIME POPULATION	4,838	20,876	76,828
AVG HH INCOME	\$106,462	\$131,966	\$138,403



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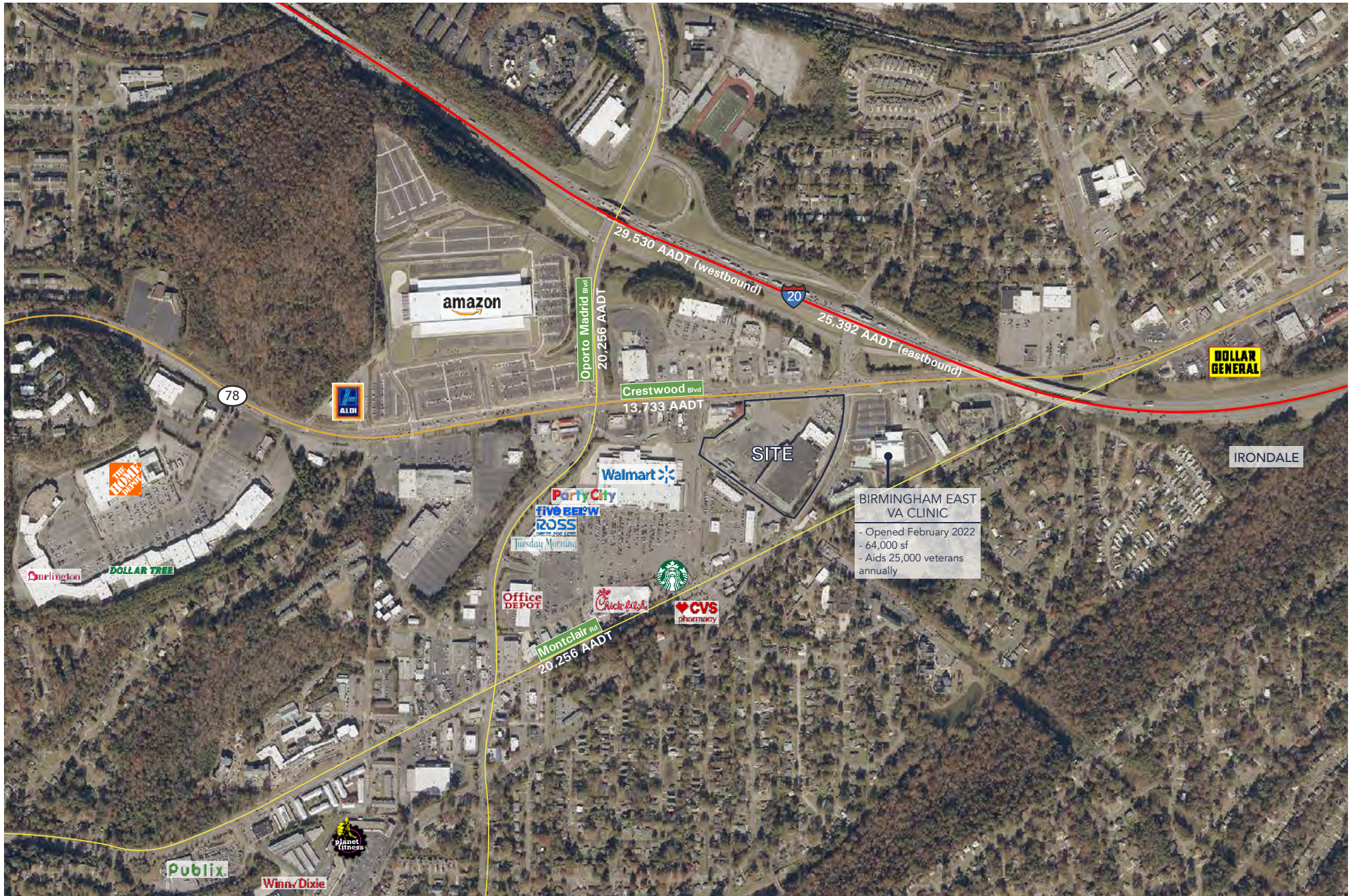


Available
 Leased



Shop	Tenant	Sq Ft
A	AVAILABLE	1,200
B	AVAILABLE	2,000
C	AVAILABLE	1,000
D	AVAILABLE	1,000
E	ExtraSpace Storage	121,500
G	AVAILABLE	1,095
H	Crab Barrack	5,905
I	Infinity Nail Salon	1,750
J	King Buffet	10,000
OP1	Wendy's	

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DRIVE TIMES FROM SITE		
IRONDALE	1 mi	4 min
CRESTLINE	1.8 mi	6 min
CRESTWOOD SOUTH	2.5 mi	8 min
MOUNTAIN BROOK	3.1 mi	10 min
FOREST PARK	3.7 mi	11 min

