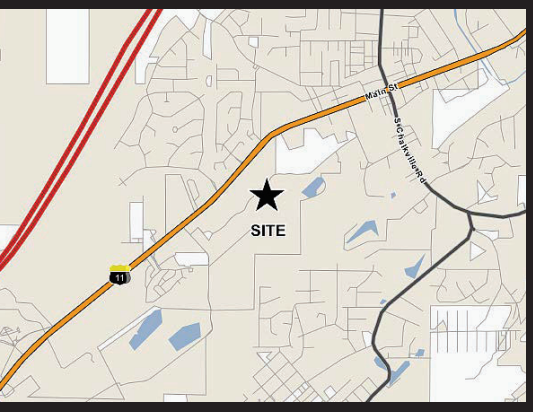
LEASE

HOMESTEAD VILLAGE

HWY 11 &Tutwiler Drive | Trussville, AL







SITE OVERVIEW

- SHOP SPACE: 1,200 TO 8,400 Available
- OUTPARCELS: 1.11 to 3.65 Acres Available
- MAJOR TENANTS: Hobby Lobby, HomeGoods, The Fresh Market, Ulta, Petco, and Five Below
- TRAFFIC COUNTS: 49,480 VPD west & 24,378 VPD east of site
- Call For Pricing

CONTACT

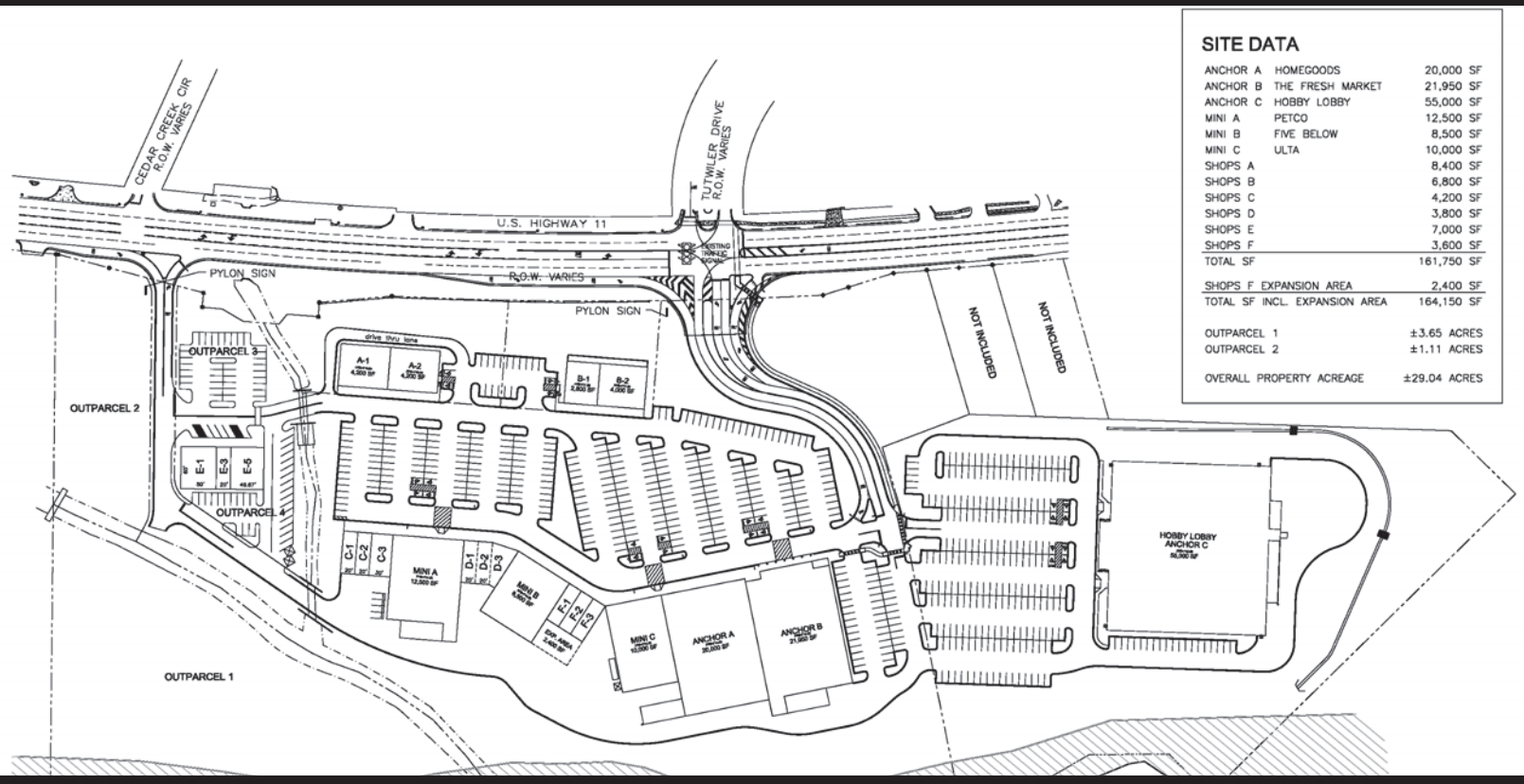
Elizabeth Poindexter - 205.972.9654
Elizabeth@blackwaterresources.com

BLACKWATER RESOURCES

LEASE

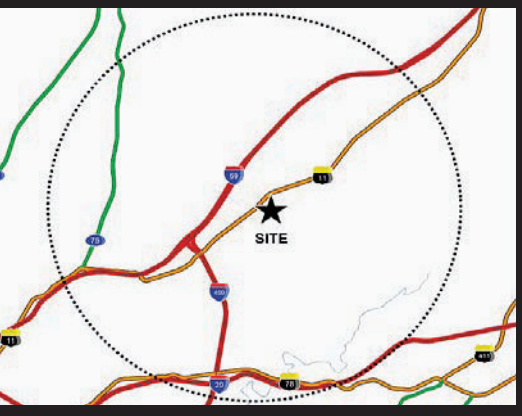
HOMESTEAD VILLAGE

HWY 11 & Tutwiler Drive | Trussville, AL



SITE DATA

ANCHOR A	HOMEGOODS	20,000 SF
ANCHOR B	THE FRESH MARKET	21,950 SF
ANCHOR C	HOBBY LOBBY	55,000 SF
MINI A	PETCO	12,500 SF
MINI B	FIVE BELOW	8,500 SF
MINI C	ULTA	10,000 SF
SHOPS A		8,400 SF
SHOPS B		6,800 SF
SHOPS C		4,200 SF
SHOPS D		3,800 SF
SHOPS E		7,000 SF
SHOPS F		3,600 SF
TOTAL SF		161,750 SF
SHOPS F EXPANSION AREA		2,400 SF
TOTAL SF INCL. EXPANSION AREA		164,150 SF
OUTPARCEL 1		±3.65 ACRES
OUTPARCEL 2		±1.11 ACRES
OVERALL PROPERTY ACREAGE		±29.04 ACRES





DEMOGRAPHICS

5 MILE RADIUS

POPULATION	77,981
HOUSEHOLDS	30,205
AVG. HH INCOME	$72,998

CONTACT

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BLACKWATER RESOURCES