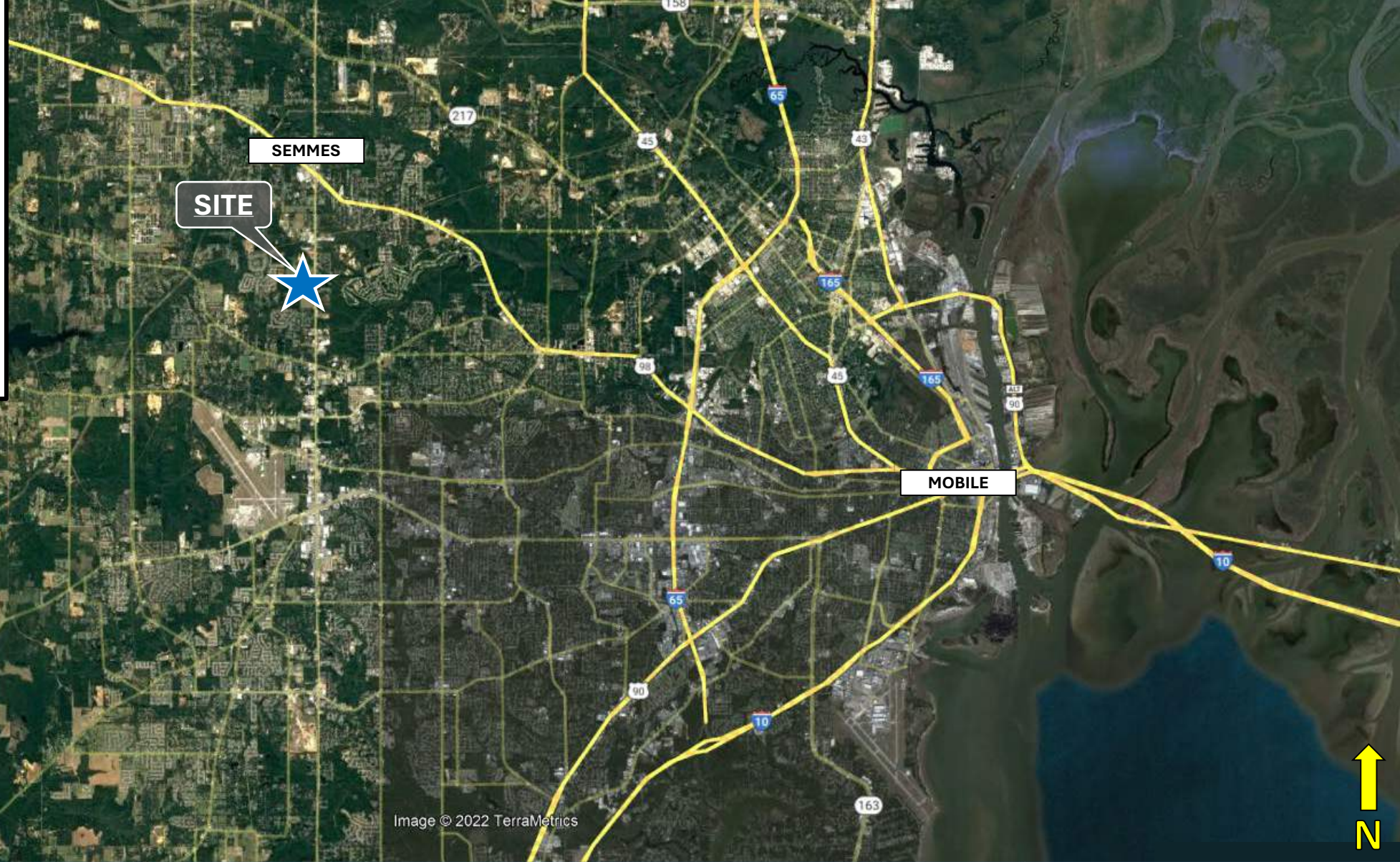


Semmes Village Shopping Center

**PUBLIX-Anchored
Retail Center**

**SHOPS & OUTPARCELS
AVAILABLE FOR LEASE**



John Abernathy
Direct: 205.972-9627

Luke Wingo
Direct: 205.972-9644

**Shop Space & Outparcels Available
Schillinger Road & Silver Pine Road
Semmes, AL 36575**

SITE OVERVIEW & DEMOGRAPHICS

	Population	Average Income
1 Mile	1,521	\$68,320
2 Mile	9,218	\$59,515
3 Mile	24,926	\$58,543

- NEW Publix slated to open in **OCTOBER 2024**.
- NEW retail space and outparcels available for lease.
- **22,000 VPD** on Schillinger Road.
- Located in Northwest Mobile County, which is the currently the major growth corridor in the entire County.
- **68,000 people** living within 5 miles of the site.
- High demand for all retail uses in the market.
- Located directly across from Magnolia Grove Golf Course, which is a part of the Robert Trent Jones Golf Trail.
- Large residential subdivisions surrounding the site.



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AVAILABLE

UNDER CONTRACT

SOLD



RETAIL SHOPS

Publix

SILVER PINE ROAD

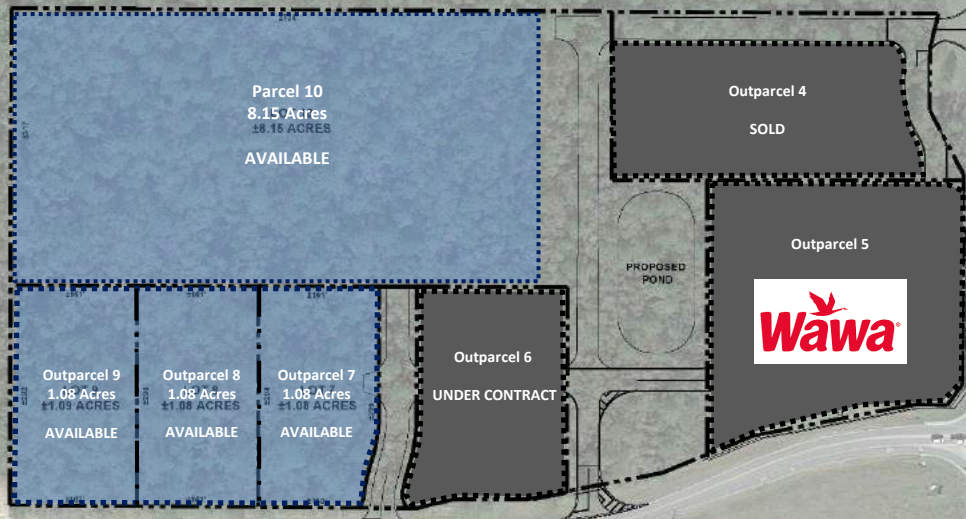
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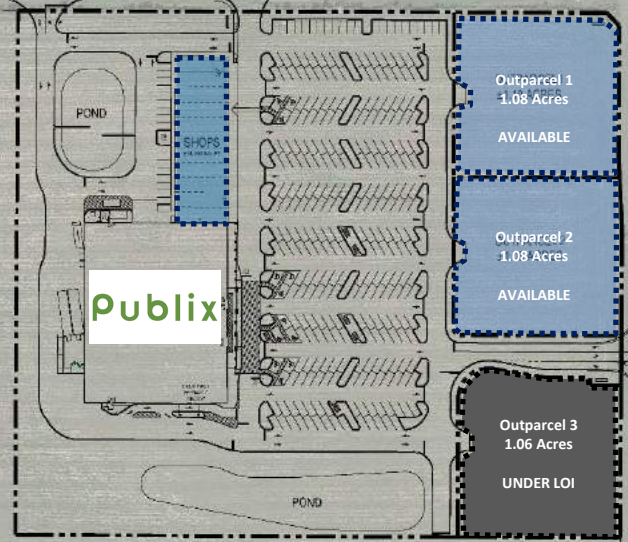
UNDER LOI

SCHILLINGER ROAD





SILVER PINE ROAD



N. SCHILLINGER ROAD



GROCERY & SHOPS ELEVATIONS



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