



Anniston Plaza

3500 McClellan Blvd Anniston, AL 36201



FOR LEASE

Property Highlights

- 15,600 SF former grocery box available immediately
- Great visibility from McClellan Blvd. with over 38,000 VPD
- Join national retailers CitiTrends, Hibbett Sports & Harbor Freight Tools
- Other surrounding national retailers include Roses, Ashley Furniture, Ollie's and others
- Call for more information and pricing



SQ FT
15,600



TRAFFIC
38,600 VPD



ACCESS
McClellan
Blvd.

Demographics

3 mile

5 mile

10 mile

	3 mile	5 mile	10 mile
Population	20,710	39,232	96,273
Households	8,647	16,503	38,368
Daytime Pop	25,428	43,032	107,113
Med HH Income	\$38,780	\$48,077	\$55,916

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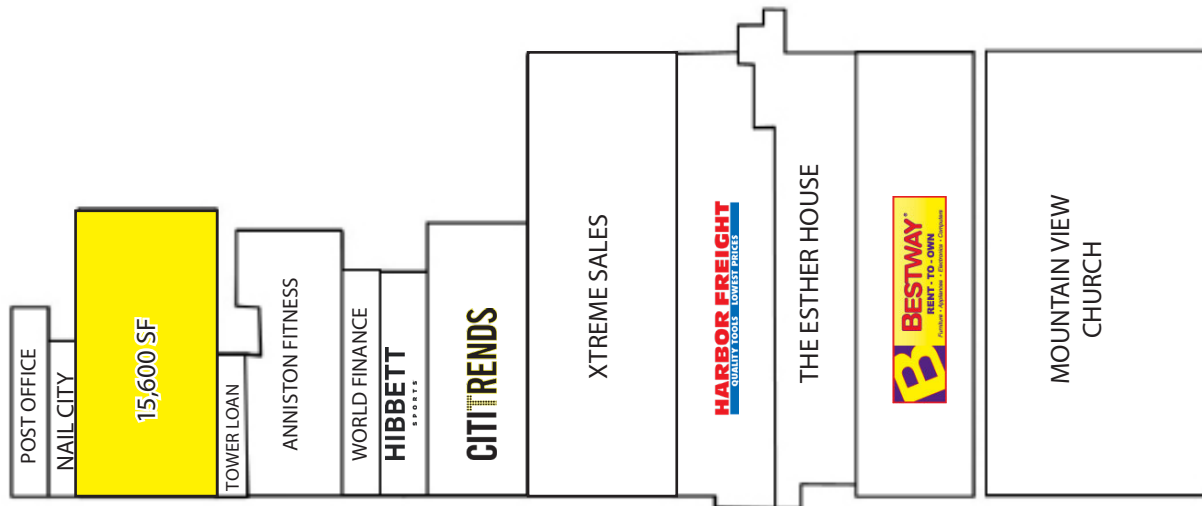


retail specialists

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Site Plan



SUITE	TENANT	SPACE SIZE
1	Post Office	1,972 SF
2	Nail City	2,100 SF
3	AVAILABLE	15,600 SF
4	Tower Loan	1,200 SF
5	Anniston Fitness	10,513 SF

SUITE	TENANT	SPACE SIZE
8	CitiTrends	10,584 SF
9	Xtreme Sales	28,000 SF
10	Harbor Freight	17,770 SF
11	The Esther House Thrift Store	13,239 SF
12	Bestway RTO	16,858 SF
13	O'Reilly Auto Parts	6,300 SF

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