

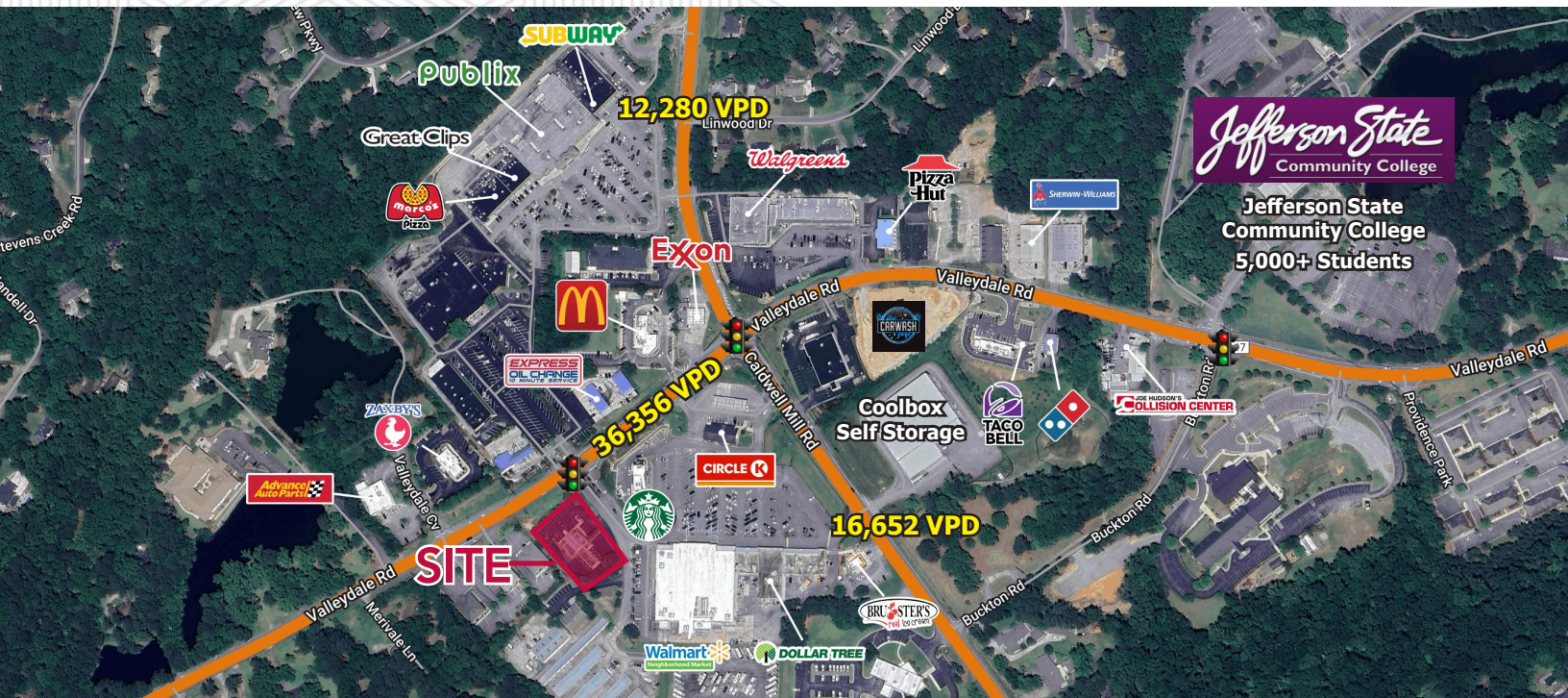


retail specialists

Your Retail Real Estate Experts

Former Bank - Hoover, AL

2641 Valleydale Road Hoover, AL 35244



AVAILABLE

Property Highlights

- Former bank on Valleydale Road available
- Great visibility and access in the heart of the trade area
- Surrounded by households
- Site located at signalized intersection adjacent to Starbucks and sits in front of Walmart neighborhood Market and across from Publix
- 5.37% growth rate (3 mi. radius) and 6.36% growth rate (10 min. drive time)
- 111,665 population and \$89,829 median HH income (5 mi. radius)



ACRES
+/- 1.1



TRAFFIC
36,356 VPD



ACCESS
Valleydale Rd

Demographics

	1 mile	3 mile	5 mile
Population	3,559	38,439	111,665
Households	1,236	15,601	48,020
Daytime Pop	6,652	34,348	118,858
Med HH Income	\$132,252	\$105,361	\$89,829

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This aerial map illustrates the intersection of Valleydale Rd and Caldwell Mill Rd, marked with a red star. The map displays traffic volume data (VPD) for the intersection and surrounding areas, along with various commercial establishments and landmarks.

Traffic Volume Data (VPD):

- Valleydale Rd (Northbound): 19,704 VPD
- Valleydale Rd (Southbound): 17,828 VPD
- Caldwell Mill Rd (Eastbound): 16,652 VPD
- Caldwell Mill Rd (Westbound): 12,280 VPD

Businesses and Landmarks:

- Publix** (Grocery Store)
- Great Clips** (Hair Salon)
- SUBWAY** (Sandwich Shop)
- Marcos Pizzeria** (Pizzeria)
- Waffle House** (Restaurant)
- Walgreens** (Pharmacy)
- McDonald's** (Fast Food)
- Pizza Hut** (Fast Food)
- Starbucks** (Coffee Shop)
- Taco Bell** (Fast Food)
- Walmart** (Retail Store)
- Dollar Tree** (Discount Store)
- Express Oil Change** (Auto Service)
- Zaxby's** (Chicken Restaurant)
- Advance Auto Parts** (Auto Parts Store)
- Joe Hudson's Collision Center** (Auto Repair)
- Sherrin-Williams** (Business)
- Spain Park High School** (1,500+ Students)
- Jefferson State Community College** (5,000+ Students)

Streets:

- Valleydale Rd
- Caldwell Mill Rd
- Cahaba Valley Trce
- Heatherwood Dr

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