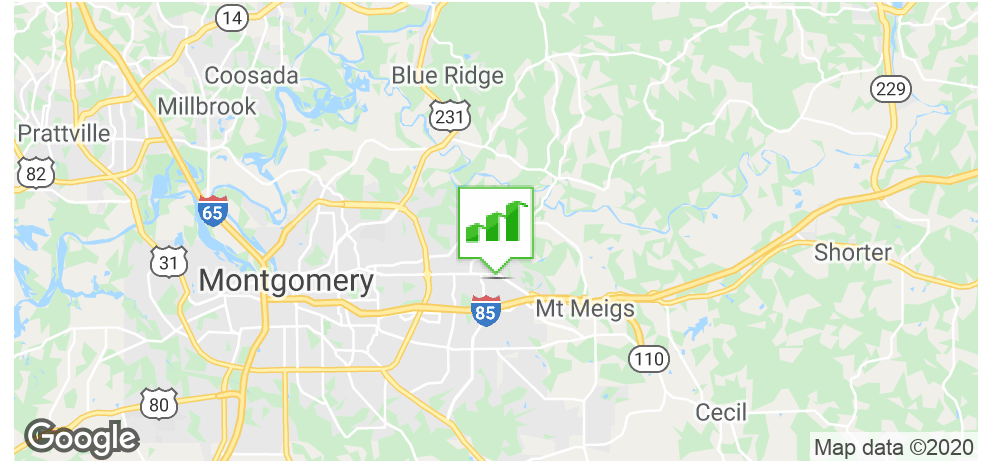


SOMERSET SHOPPES

7730 ATLANTA HIGHWAY, MONTGOMERY, AL 36117

Executive Summary



OFFERING SUMMARY

Available SF: 1,500 SF

Lease Rate: Contact Agent

Lot Size: 7.58 Acres

Year Built: 2003

Building Size: 27,250

Zoning: PUD

Market: East Montgomery

PROPERTY HIGHLIGHTS

- Great Retail/Office/Medical Space Available
- Surrounded by strong Residential Neighborhoods: Arrowhead, Barrington Place & Somerset
- Within a mile of Baptists East Medical Center and Auburn University at Montgomery
- High growing corridor; and is easily accessible to the Interstate system and major thoroughfares in & out of Montgomery
- 0.7± miles from Taylor Rd.
- 2.0± miles from I-85
- 5.5± miles from Pike Road Town Center
- 24,460± Atlanta Hwy. Traffic Count ADDT



GENE CODY, CCIM

334.386.2441
gcody@mcrmpm.com

MOORE COMPANY REALTY

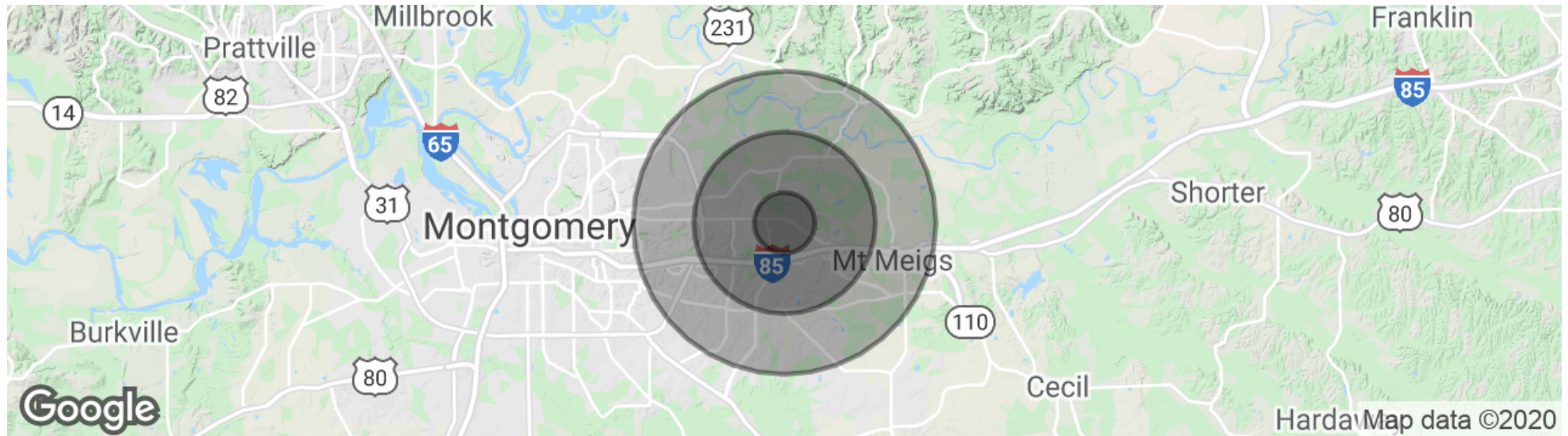
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Demographics Map & Report



POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	2,670	30,468	73,759
Average age	37.5	37.6	36.4
Average age (Male)	33.0	36.1	35.5
Average age (Female)	42.8	39.6	37.5

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total households	1,207	13,045	30,854
# of persons per HH	2.2	2.3	2.4
Average HH income	\$77,360	\$87,623	\$79,792
Average house value		\$281,628	\$233,990

* Demographic data derived from 2010 US Census

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Plans



LEGEND

Available

Leased

LEASE INFORMATION

Lease Type:	NNN
Total Space:	1,500 SF

Lease Term:	Negotiable
Lease Rate:	Contact Agent

AVAILABLE SPACES

SUITE	TENANT	SIZE	TYPE	RATE
7730 Atlanta Hwy	Available	1,500 SF	NNN	Contact Agent

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MOORE COMPANY REALTY

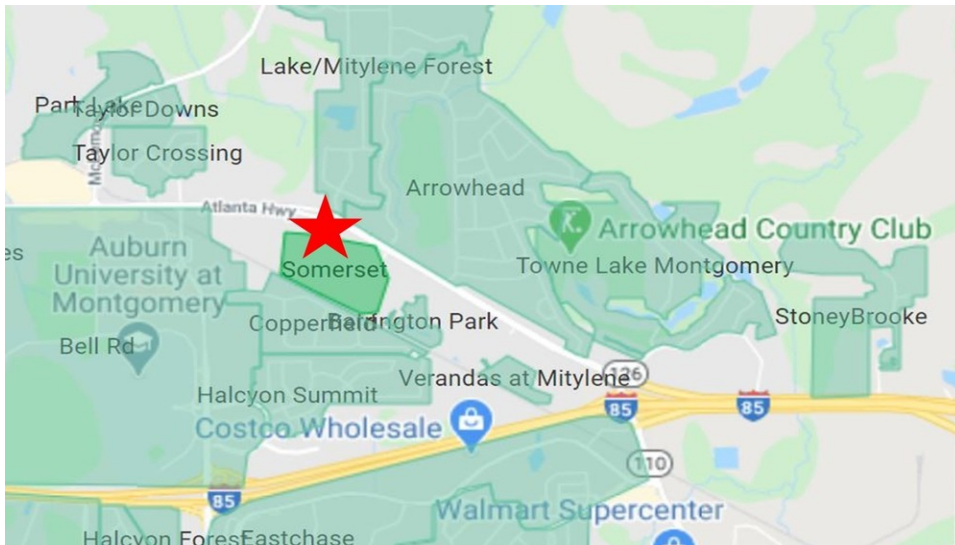
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Additional Photos



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Retail Map



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