

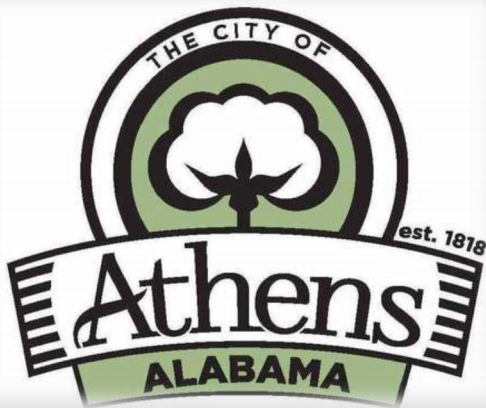
# Highway 72 Retail Space For Lease— 4,500 sf

1031 US Hwy 72 E, Athens, AL 35611



www.mingcregroup.com

**Available  
4,500 sf**



## FOR LEASE

- 4,500 sf available
- Daily traffic count of 36,200
- Located at Hwy 72 and Hwy 31
- Located in shopping center with Dollar General
- Direct access off of Hwy 72 with existing traffic signal
- Close proximity to I-65 at Exit 351
- Located in Limestone County which led all Alabama counties with \$1.68B in economic development

2019 Demographics	3 Mile Radius	5 Mile Radius	7 Mile Radius
Population	18,456	32,961	44,947
Households	8,009	13,678	18,305
Average HH Income	58,284	68,494	64,887
Median Age Population	38.3	39.2	38.6
Average Persons Per HH	2.27	2.40	2.45



For more information, please contact:  
**William Ming**  
256-232-3001 · Office  
www.mingcregroup.com

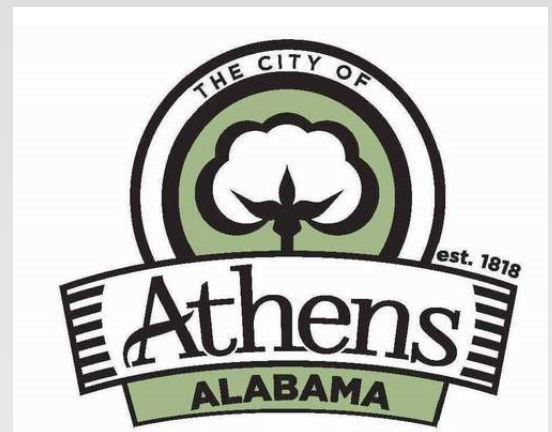
Ming Commercial Real Estate Group  
116 North Marion St., Athens, AL 35611  
Phone 256-232-301 Fax 256-232-6744





## More about Athens and Limestone County...

- ⇒ Limestone County is home to future \$1.6 billion Mazda Toyota plant
- ⇒ It is also ranked #3 best county for job opportunities in Alabama
- ⇒ Athens is less than 20 min from Madison and Huntsville
- ⇒ Athens serves as a doorway from Florence to Decatur to Huntsville
- ⇒ Serves as I-65 exit city
- ⇒ New city development:
  - New \$55 Athens High School
  - Future Toyota supplier Toyota Boshoku producing over 400 jobs
  - New \$36 million Huntsville Hospital Surgery Center
  - Many new apartment and neighborhood developments



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