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SPECIALIZING IN RETAIL & OFFICE NATIONWIDE

FOR SALE

RUSSELLVILLE MARKETPLACE

15485 U.S. 43, RUSSELLVILLE, AL



OFFERING SUMMARY

Price	\$4,880,000
Cap Rate	7.5%
Building Size	57,420 SF
Lot Size	8.13 AC
Occupancy	92%
Year Built	1981

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INVESTMENT HIGHLIGHTS

- Russellville Marketplace is a busy community shopping center which comprises of four prominent national tenants: Burke's, Harbor Freight, Hibbett Sports, and Dollar Tree
- Harbor Freight and bealls recently signed a lease for a duration of 10 years while all other tenants have been at this center since 2006-2009
- The center offers great access and visibility from the Highway 43, the highest trafficked road in the market with over 13,000 vehicles per day
- Nearby retailers include AT&T, McDonald's, Subway, Captain D's, Dollar Tree, Burger King, and more
- Pylon signage
- 4,500 SF vacant suite in the rear of the center
- 1 AC outparcel available for development