

# Leasing Opportunity

# Big Springs Village

11521 US Highway 431 South, Gunthersville, AL

## PROPERTY HIGHLIGHTS

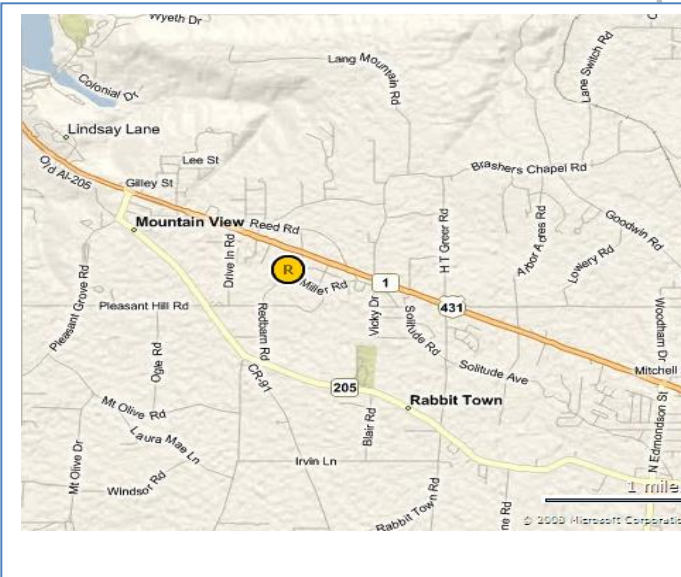
**Size:** 125,083 SF  
**Available Space:** 1,600-3,425 / SF  
**Rate:** \$13.00 / SF

## DETAILS OF PROPERTY:

*Beautifully Landscaped*  
*Ample Parking*  
*All area amenities*  
*Signage Available*  
*Competitive Rates*

## TENANTS INCLUDE:

*Belks, Dollar Tree, and Super Wal-Mart*



## 2009 DEMOGRAPHICS (5 mile radius)

**Population:**  
11,220

**Average Household Income:**  
\$51,481

**Average Daily Traffic Volume:**  
Up to 30,000 per day

## BEN F. KUSHNER Co. Real Estate Investments

**Exclusively Listed By:**

**Calvin Stephenson, General Manager**  
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