

SHOPPES AT RAINBOW LANDING

NW CORNER HWY. 411 & GRAND AVE.

RAINBOW CITY, AL



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THIRD PARTY BROKER: KATHY DENNIS | KATHY.DENNIS@TSCG.COM | 205.776.6708

PROPERTY HIGHLIGHTS:

New grocery-anchored development located in the most affluent area of the Gadsden MSA, featuring Publix, Pet Supermarket, ATi Physical Therapy & more

Situated at a prime location at the intersection of two major thoroughfares with signalized entry, US Highway 411 & AL Highway 77 with nearly 40,000 vehicles passing per day

Prime endcap space remaining for lease along with outlet opportunities

124-130 W Grand Ave, Rainbow City, AL

JOIN US: **Publix**

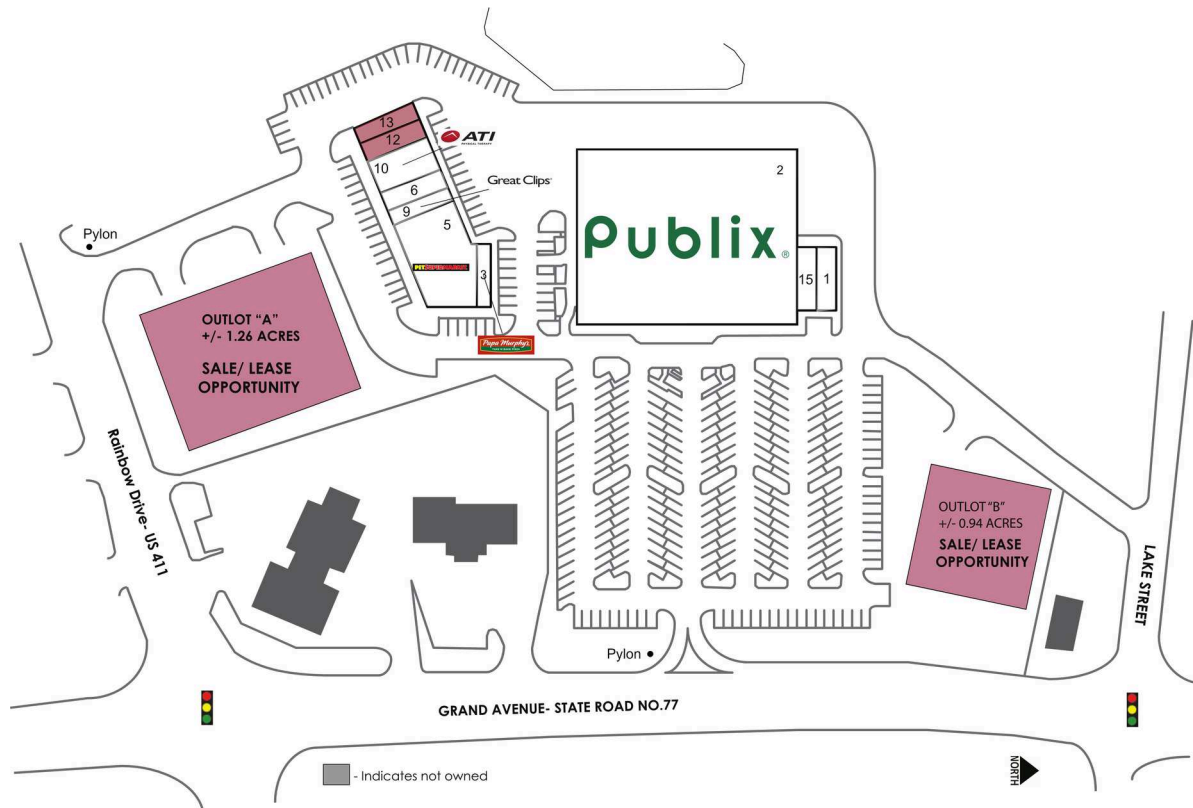


Great Clips

	1 MILE	3 MILE	5 MILE
POPULATION	3,787	14,117	42,726
AVG HH INCOME	\$60,877	\$74,462	\$60,258
HOUSEHOLDS	1,753	5,989	17,206

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Leasing Agent: Samantha Schnell | Schnell@icretailcenters.com | 630.451.8092
 Third Party Broker: Kathy Dennis | Kathy.dennis@tscg.com | 205.776.6708

Store Listings

1 One Main Financial	1,403 SF	10 ATI Physical Therapy	2,796 SF
2 Publix Super Market	45,600 SF	12 Available	1,403 SF
3 Papa Murphy's	1,408 SF	13 Available	1,397 SF
5 Pet Supermarket	6,938 SF	15 Coosa Insurance	1,408 SF
6 Lee Nails and Spa	1,400 SF	16 Outlot A	
9 Great Clips	1,057 SF	17 Outlot B	

	Available
	Coming Available
	Non-controlled