



# PROPERTY FOR SALE

1923 14th Ave S, Birmingham, AL 35205

Ideally located property just off 20th Street in Southside



Existing office space includes 6 offices, 1 conference room, 1 copier room, and 3 restrooms



HARBERT  
REALTY SERVICES

DEAN NIX

dnix@harbertrealty.com | 205.458.8123

Cell: 205.901.6140

**For More Information: [HarbertRealty.com](http://HarbertRealty.com)**  
2 North 20th Street, #1700, Birmingham, AL 35203

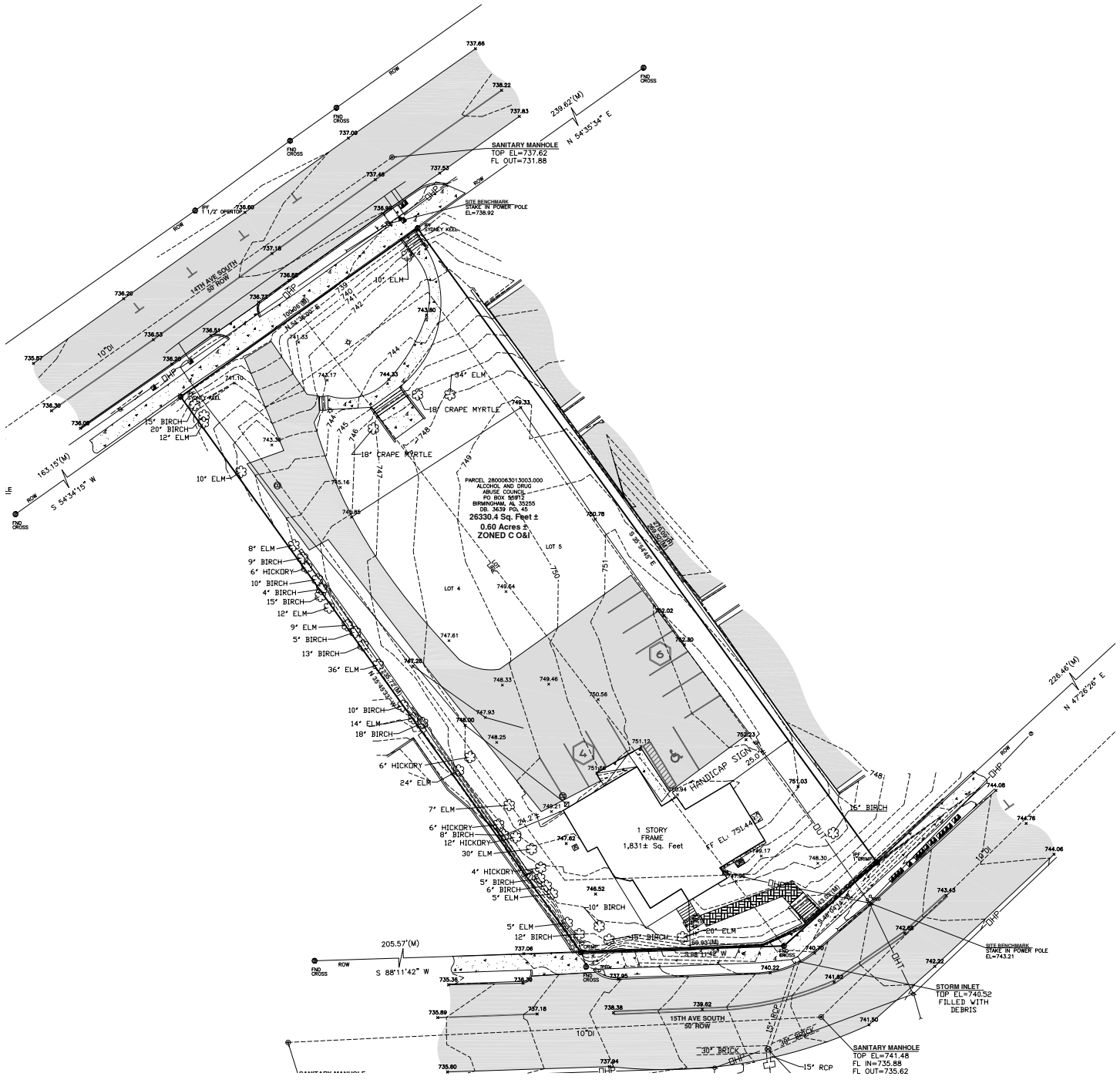
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## PROPERTY SURVEY



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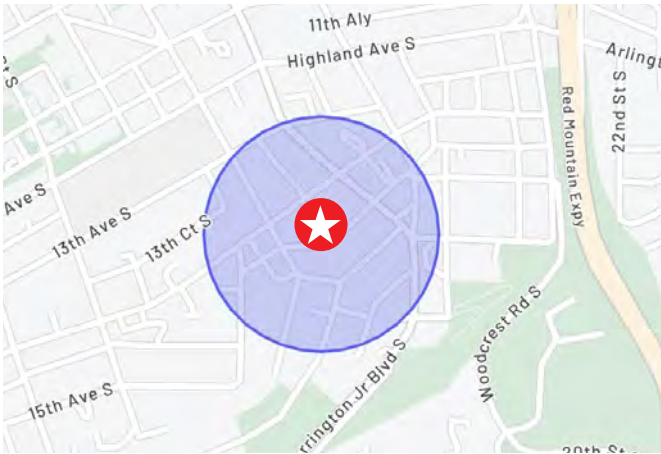


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## LOCATED IN ACTIVE CORRIDOR NEAR RETAIL, RESTAURANTS AND RECREATION



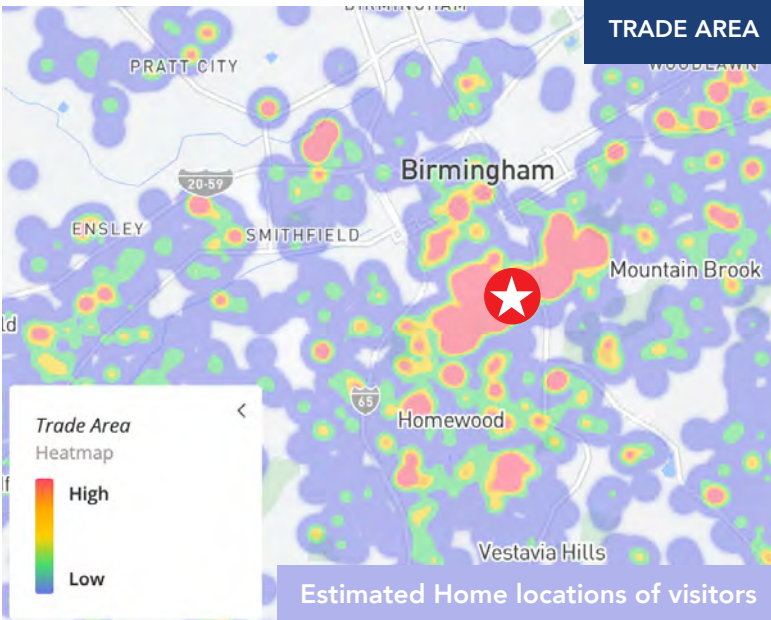
### 12 MONTH DEMOGRAPHICS WITHIN 1000 FT

Visits	158K
Visitors	58.6K
Visit Frequency	2.69x
Avg Dwell Time	82 minutes

**158K**  
VISITS

**\$117K+**  
AVG HH INCOME  
WITHIN 1 MILE

**58.6**  
VISITORS



### 1,3,5 MILE DEMOGRAPHICS

POPULATION	1 MILE	3 MILES	5 MILES
2025 Estimated Population	17,318	84,776	179,261

INCOME	1 MILE	3 MILES	5 MILES
2025 Estimated Avg HH Income	\$117,551	\$129,531	\$128,908

EMPLOYEES	1 MILE	3 MILES	5 MILES
2025 Estimated Employees	22,359	115,832	165,270



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