

Legends Park at Home Place

Lots - For Sale/Lease



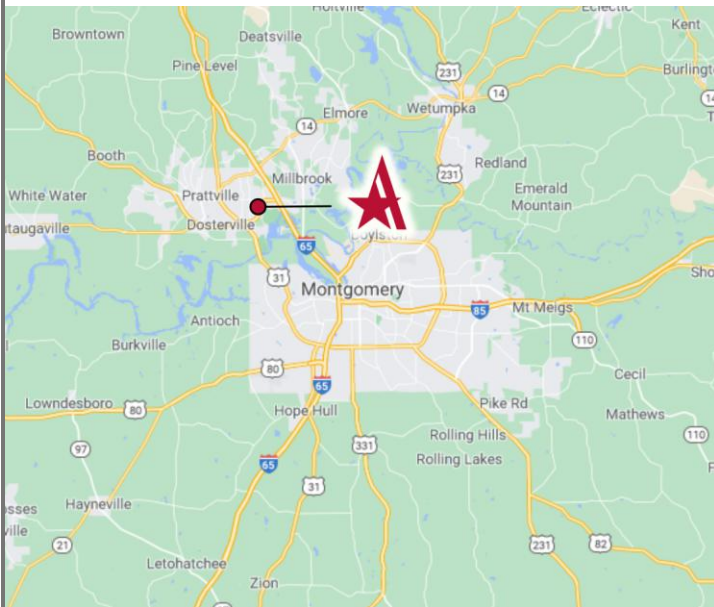
ALLSOUTH
CORP.
Commercial Real Estate



COBBS FORD RD | US HWY 82
Prattville, AL 36066

List Price
Acreage
Zoning

Call for pricing
42 +/- acres available
B-2 (maximum flexibility)



HIGHLIGHTS

- + Class A Business Park in Prattville, AL
- + Located in an Opportunity Zone
- + One mile from I-65 Exit 179 Cobbs Ford Road
- + Continuous sidewalks and golf cart paths throughout
- + EDPA Certified Advantage Site
- + 498 hotel rooms within a 10 minute walk

ROBERT TRENT JONES
GOLF TRAIL
gateway to
THE TRAIL

Joe Turner, CCIM
joeturner@allsouthcorp.com
(334) 399-2155

Jake Whaley, CCIM
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(334) 358-0047



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ALLSOUTH
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Commercial Real Estate

LEGENDS PARK at HOMEPLACE

(Class A Office Park)



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HOMEPLACE CLOCK TOWER



ROCK HILL - MULTIPLE LOTS



LOTS 25-30 - 17.45 ACRES



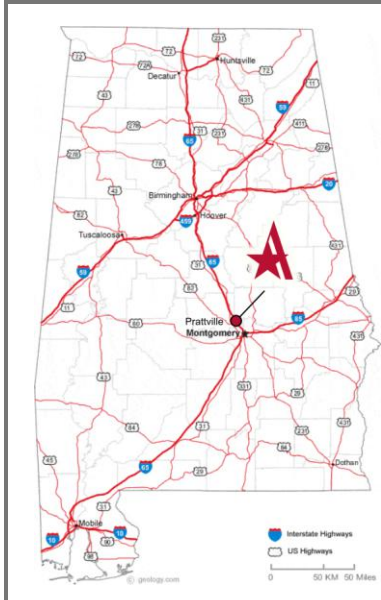
Legends Park at Home Place

Lots - For Sale/Lease

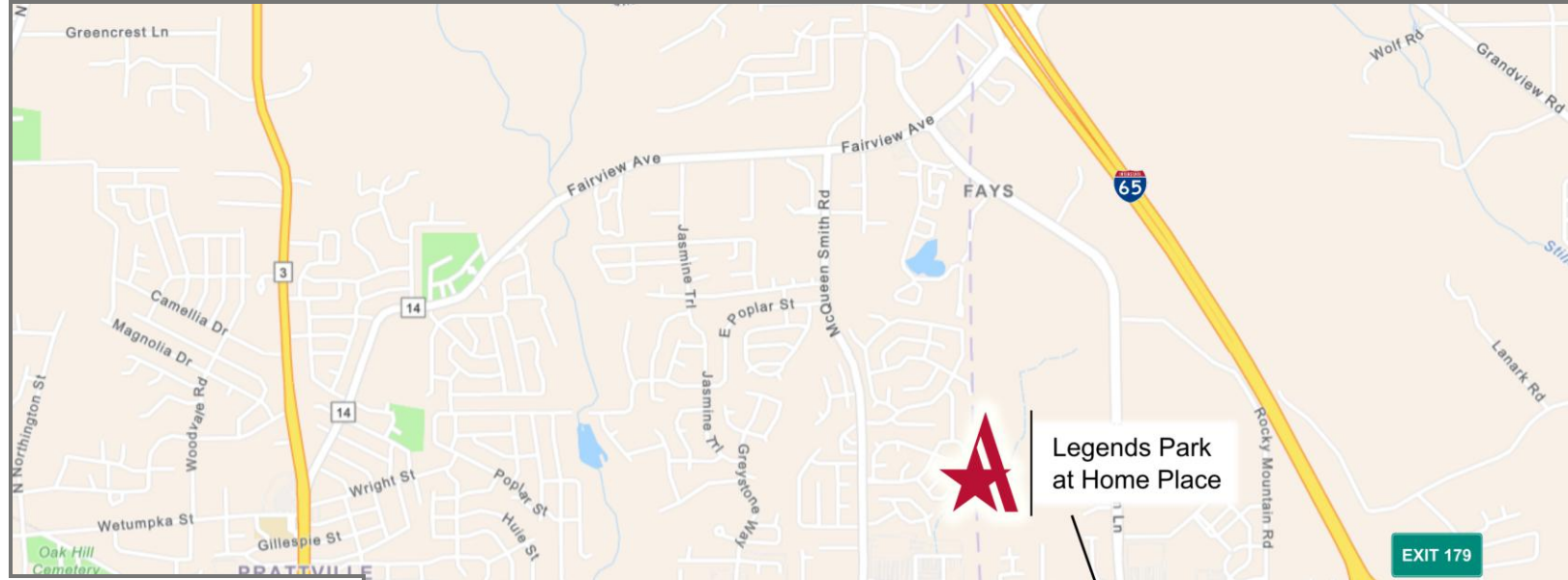


ALLSOUTH
CORP.
Commercial Real Estate

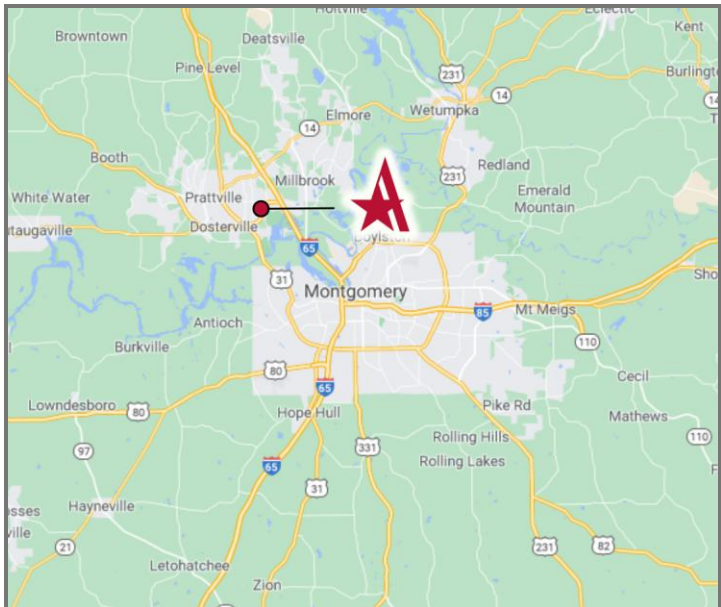
STATE



AREA



REGION

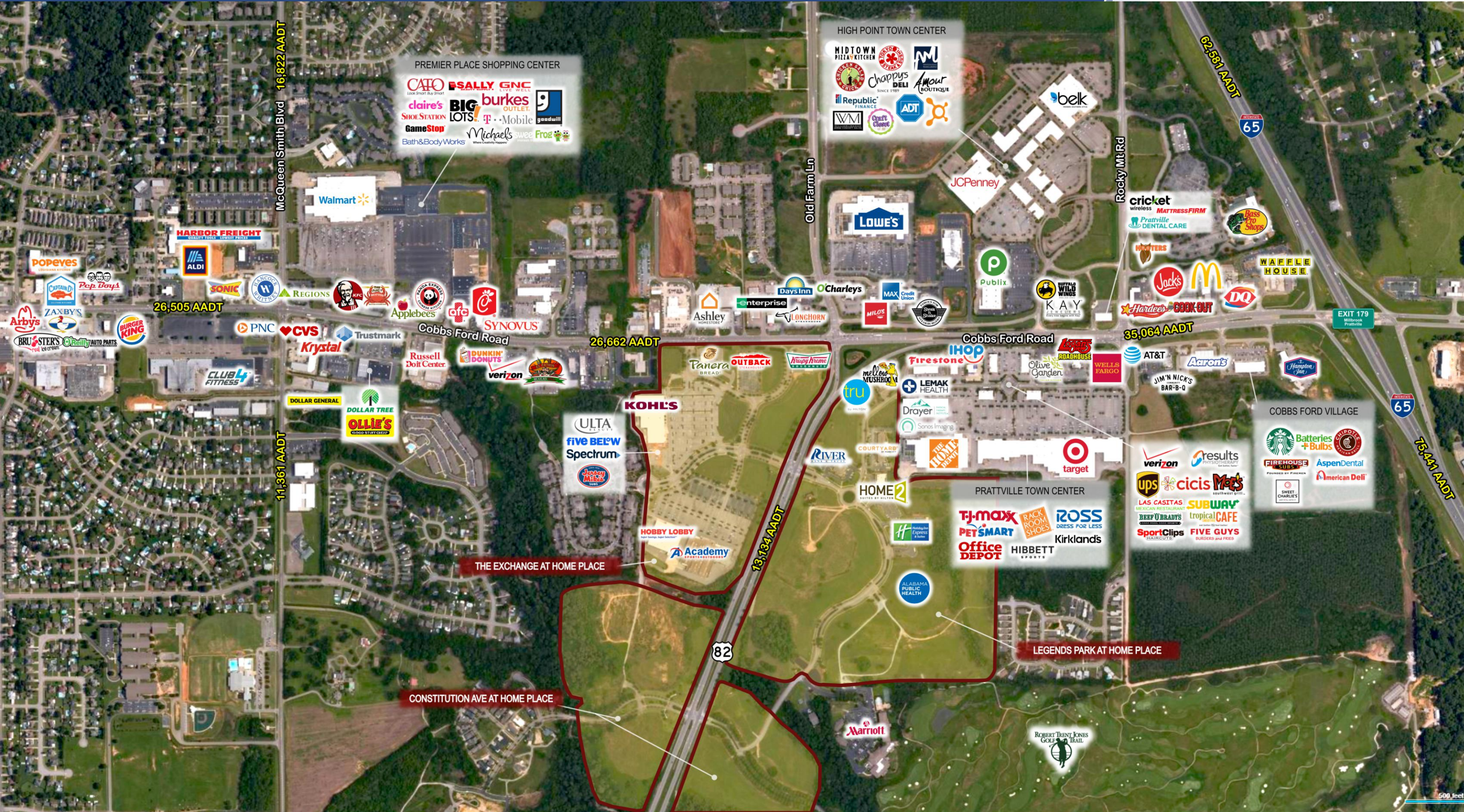


Legends Park
at Home Place

EXIT 179

Legends Park at Home Place

Lots - For Sale/Lease



Legends Park at Home Place

Lots - For Sale/Lease

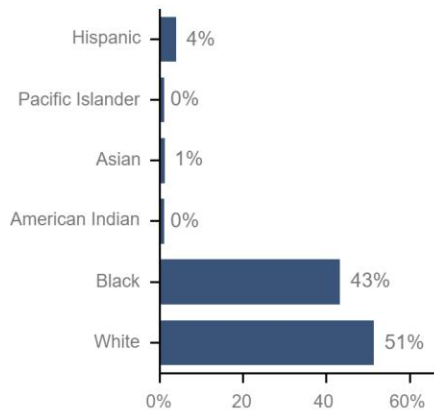


ALLSOUTH
CORP.
Commercial Real Estate

POPULATION	5 minutes	10 minutes	15 minutes
2000 Population	2,455	24,958	91,397
2010 Population	3,640	31,996	91,574
2020 Population	4,237	36,030	95,635
2025 Population	4,449	37,586	98,006
2000-2010 Population: Annual Growth Rate	4.02%	2.52%	0.02%
2010-2020 Population: Annual Growth Rate	1.49%	1.17%	0.42%
2020-2025 Population: Annual Growth Rate	0.98%	0.85%	0.49%

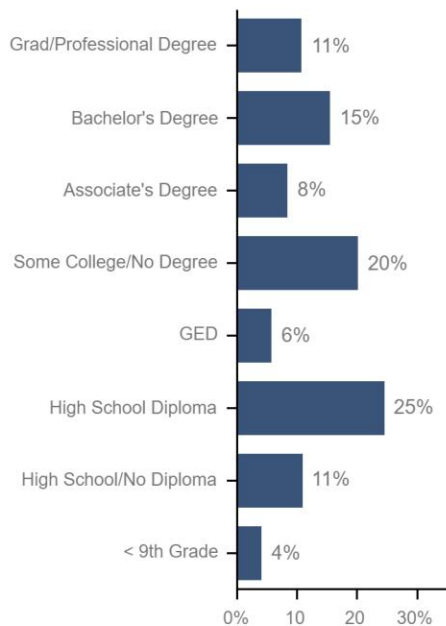
HOUSEHOLDS	5 minutes	10 minutes	15 minutes
2000 Households	947	9,315	31,778
2010 Households	1,547	12,322	33,572
2020 Households	1,784	13,832	35,212
2025 Households	1,871	14,431	36,125
2000-2010 Households: Annual Growth Rate	5.03%	2.84%	0.55%
2010-2020 Households: Annual Growth Rate	1.40%	1.13%	0.47%
2020-2025 Households: Annual Growth Rate	0.96%	0.85%	0.51%

RACE AND HISPANIC 15 minutes

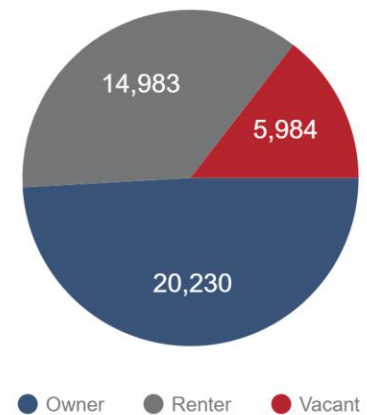


DEMOGRAPHICS

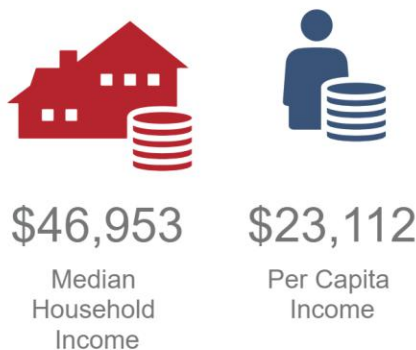
EDUCATIONAL ATTAINMENT 15 minutes



HOUSING UNITS (15 minutes)



INCOME 15 minutes



DAYTIME POPULATION 15 minutes



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