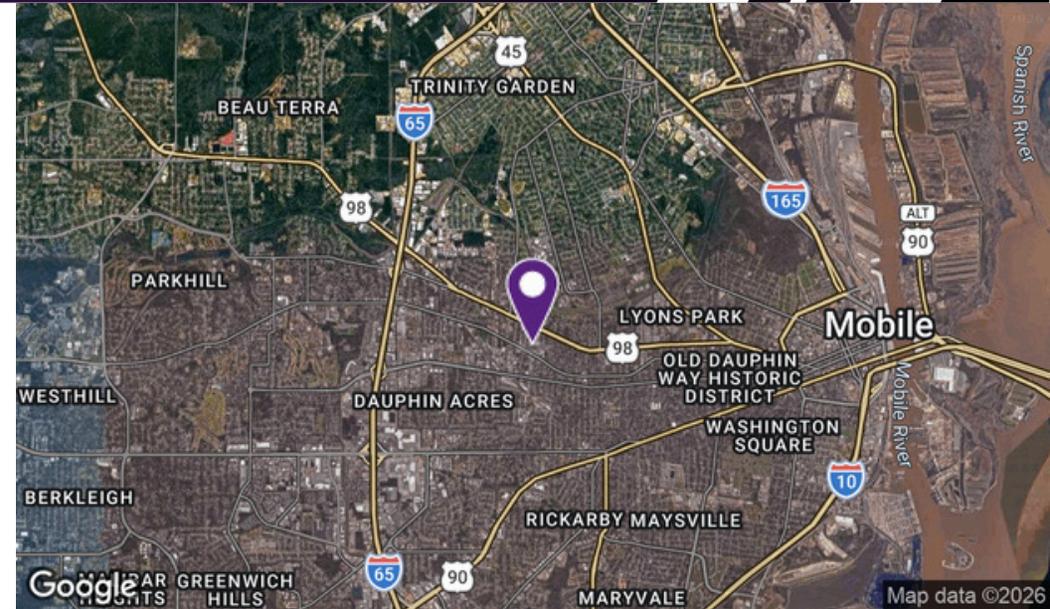


MIDTOWN MOBILE SPACES FOR LEASE

100 N FLORIDA ST, MOBILE, AL 36607



PROPERTY HIGHLIGHTS

- Located on the northeast corner of Old Shell Road (9,180+ VPD) and North Florida Street (11,670 VPD)
- Midtown Mobile is a Publix-anchored shopping center located between I-65 and downtown Mobile with strong visibility along a high-traffic corridor (90,000+ VPD)
- Co-tenants include Great Clips, Marco's Pizza, Wingstop, Benchmark Physical Therapy, Taco Mama, Rock N Roll Sushi, and other national and regional retailers
- The Publix sees approximately 1.2M annual visits and ranks #5 out of 94 Publix stores in Alabama
- Midtown Mobile recorded 1.8M visitors over the past 12 months and is ranked the #1 shopping center out of 30 within a 15-mile radius

OFFERING SUMMARY

Lease Rate:	Call for Pricing
Available SF:	855 - 1,485 SF
Building Size:	62,335 SF

SPACES	LEASE RATE	SPACE SIZE
Suite 4	Call for Pricing	855 SF
Suite 6A	Call for Pricing	1,399 SF
Suite 7	Call for Pricing	1,485 SF



Stephanie Hill
Director
205.271.7228
shill@southpace.com

All information furnished with respect to the subject matter has been obtained from sources deemed reliable. No representation or warranty as to accuracy thereof is made and such information is submitted subject to change in price, omissions, errors, prior sale or withdrawal without notice.

Buff Teague
Executive Managing Director
251.341.1600
buff.teague@jll.com



MIDTOWN MOBILE SPACES FOR LEASE

100 N FLORIDA ST, MOBILE, AL 36607



TENANT ROSTER		
Suite	Tenant	SF
ANC	Publix	39,203
1	Marco's Pizza	1,500
2	Wingstop	1,500
3	Benchmark Physical Therapy	1,932
4	AVAILABLE	855
5	Charm Nail Lounge	2,101
6A	AVAILABLE	1,399
6B	New Horizons Credit Union	1,400
7	AVAILABLE	1,485
8	The Simple Greek	2,015
9	Rock N Roll Sushi	2,250
10	Taco Mama	2,250
11	VIP Care	2,355
12	Great Clips	1,044
13	Polish Boutique	1,056
TOTAL		62,345



Stephanie Hill
Director
205.271.7228
shill@southpace.com

All information furnished with respect to the subject matter has been obtained from sources deemed reliable. No representation or warranty as to accuracy thereof is made and such information is submitted subject to change in price, omissions, errors, prior sale or withdrawal without notice.

Buff Teague
Executive Managing Director
251.341.1600
buff.teague@jll.com



MIDTOWN MOBILE SPACES FOR LEASE

100 N FLORIDA ST, MOBILE, AL 36607



Publix

Great Clips

POLISH

vipcare

Marcos Pizzeria

Green Leaf

TACO MANA

ROCKN ROLL SUSHI

SIMPLE GREEK

BenchMark

AVAILABLE

Charm NAIL+LOUNGE

NEW HORIZONS CREDIT UNION

AVAILABLE

USA HEALTH

NORTH FLORIDA ST: 11,670+ VPD

OLD SHELL ROAD: 9,180+ VPD



Stephanie Hill
Director
205.271.7228
shill@southpace.com

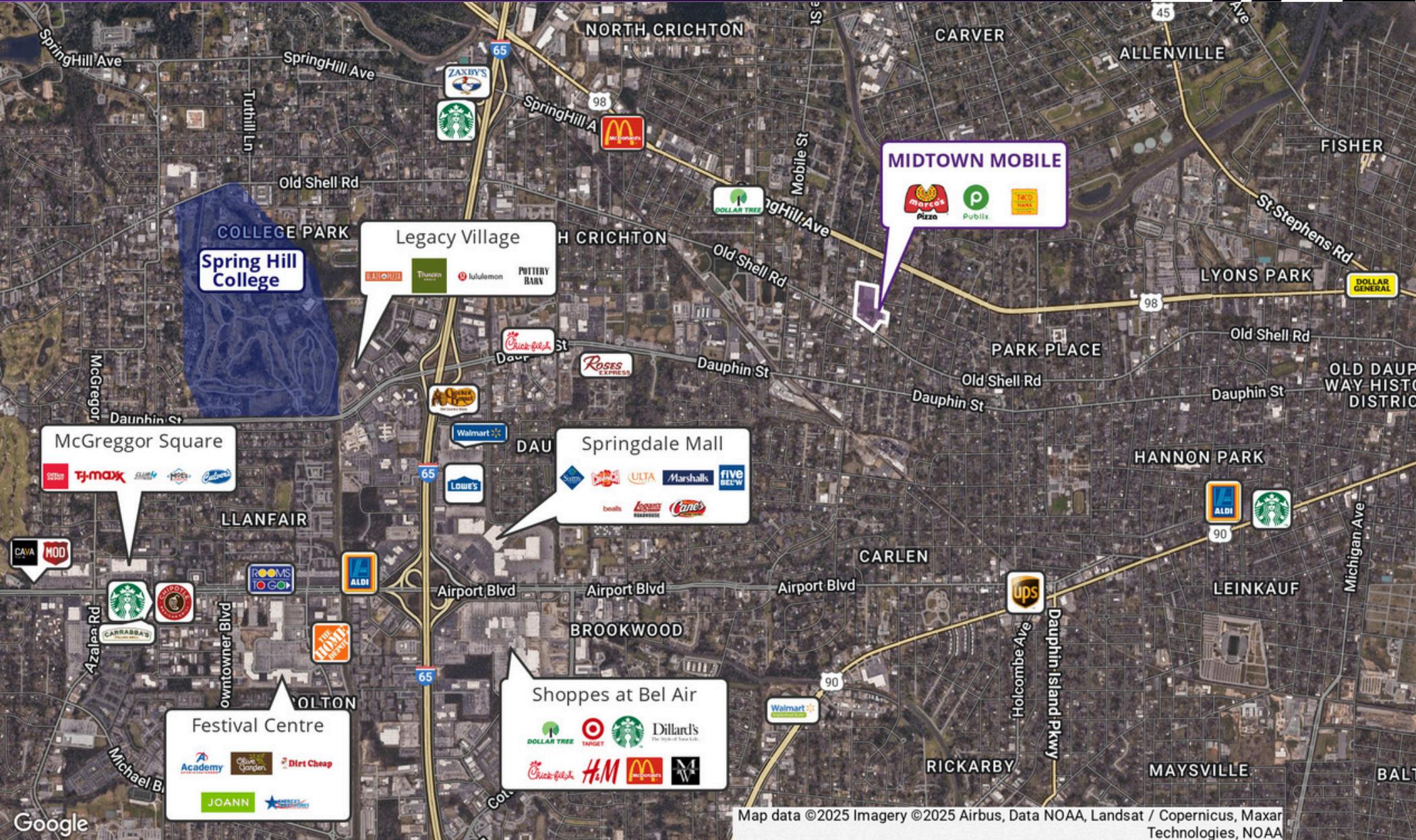
All information furnished with respect to the subject matter has been obtained from sources deemed reliable. No representation or warranty as to accuracy thereof is made and such information is submitted subject to change in price, omissions, errors, prior sale or withdrawal without notice.

Buff Teague
Executive Managing Director
251.341.1600
buff.teague@jll.com



MIDTOWN MOBILE SPACES FOR LEASE

100 N FLORIDA ST, MOBILE, AL 36607



Map data ©2025 Imagery ©2025 Airbus, Data NOAA, Landsat / Copernicus, Maxar Technologies, NOAA



Stephanie Hill
 Director
 205.271.7228
 shill@southpace.com

All information furnished with respect to the subject matter has been obtained from sources deemed reliable. No representation or warranty as to accuracy thereof is made and such information is submitted subject to change in price, omissions, errors, prior sale or withdrawal without notice.

Buff Teague
 Executive Managing Director
 251.341.1600
 buff.teague@jll.com

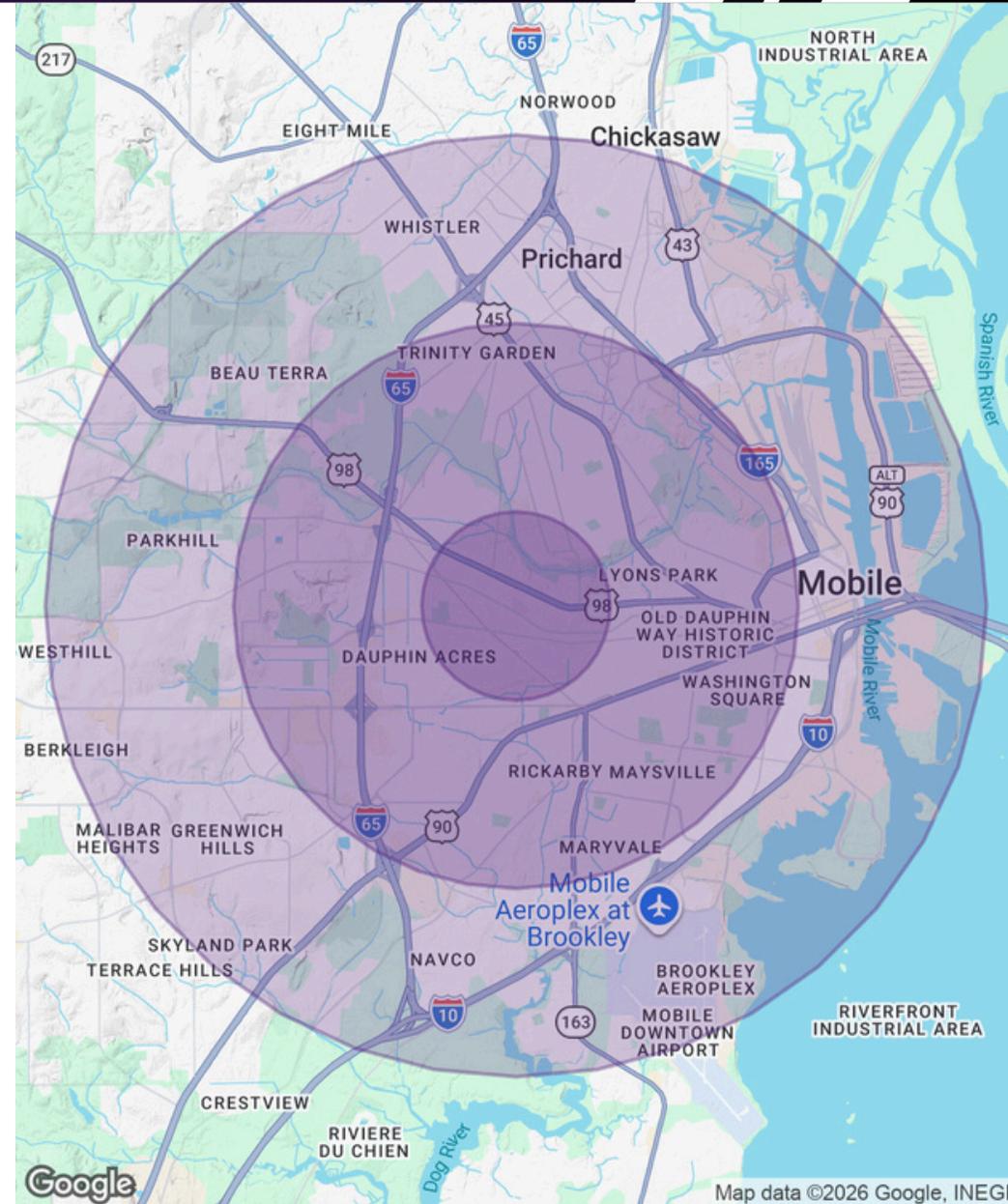


MIDTOWN MOBILE SPACES FOR LEASE

100 N FLORIDA ST, MOBILE, AL 36607

POPULATION	1 MILE	3 MILES	5 MILES
Total Population	9,399	66,829	138,034
Average Age	41	40	40
Average Age (Male)	40	39	38
Average Age (Female)	43	42	41

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	4,284	28,841	57,227
# of Persons per HH	2.2	2.3	2.4
Average HH Income	\$78,189	\$66,919	\$64,901
Average House Value	\$238,356	\$233,322	\$219,308



Stephanie Hill
 Director
 205.271.7228
 shill@southpace.com

All information furnished with respect to the subject matter has been obtained from sources deemed reliable. No representation or warranty as to accuracy thereof is made and such information is submitted subject to change in price, omissions, errors, prior sale or withdrawal without notice.

Buff Teague
 Executive Managing Director
 251.341.1600
 buff.teague@jll.com



Map data ©2026 Google, INEGI