

For Lease



340 Seville Street, Florence, AL 35634

46,161 SF Former Big Lots



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Available

Property Highlights

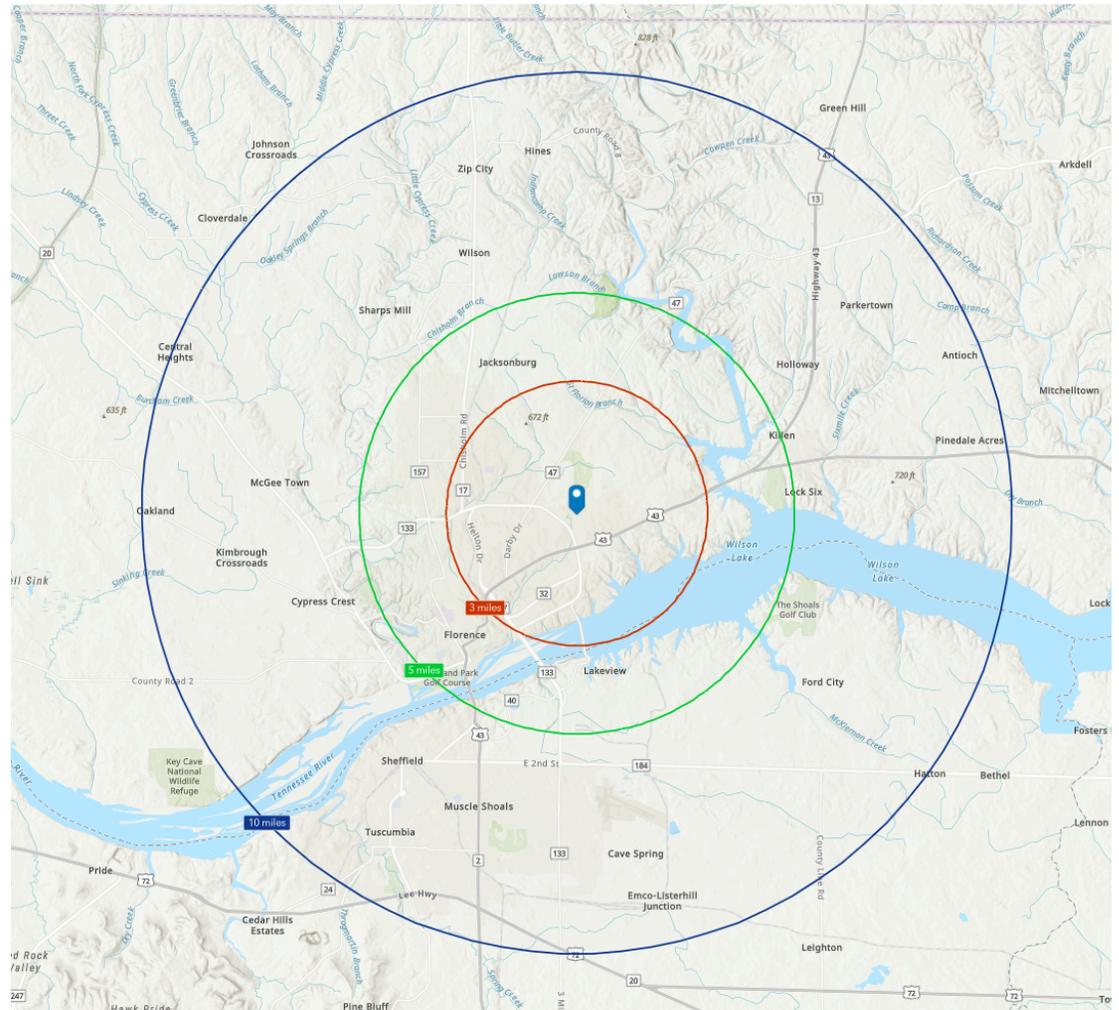
- Available SF: 46,161 sq ft
- Lot Size: 3.94 acres

Co-anchored by Kohl's, with prime access from a signalized intersection at Cox Creek Parkway & Hugh Road

Located in Florence's main retail hub, positioned behind Publix and Home Depot with national retailers nearby

Market Advantages

- High-traffic area, with Florence Mall drawing 3.2M annual visits & Walmart attracting 2.4M visits per year
- Strategic opportunity in the growing Florence and broader Shoals market
- Proximity to the University of North Alabama increases customer traffic
- Strong visibility along Cox Creek Parkway (18,900+ CPD) and Highway 72 (33,000+ CPD)



	3 Miles	5 Miles	10 Miles
 Total Population	22,620	52,146	108,923
 Total Daytime Population	31,957	62,651	118,483
 Median Household Income	\$54,908	\$57,171	\$61,058
 Median Age	40.5	38.6	40.6

Source: Esri, 2025

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Thank you

Contact for more information:



Buff Teague

Executive Managing Director

(251) 341-1600

buff.teague@jll.com

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