

FOR LEASE

West Town Plaza

500 West Town Plaza, Bessemer, AL 35020



**SHANNON
WALTCHACK**



OFFERING SUMMARY

Lease Rate:	Negotiable
Available SF:	1,200 - 24,306 SF
Building Size:	178,000 SF

PROPERTY HIGHLIGHTS

- Retail spaces available for lease in prominent shopping center with great visibility
- Monument signage opportunities
- Anchor Tenants include Planet Fitness, Citi Trends, Farmer's Furniture and Captain D's, T Mobile and Davita Dialysis, Wingstop
- Top performing Citi Trends and Planet Fitness
- Nearby developments include the new Amazon Fulfillment center (1,500 jobs), Carvana fulfillment center (450 jobs), and Fedex distribution center

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18,722 VPD

BUILDING 1

SUITE	TENANT	AREA
1	VACANT	10,270
4-5	DAVITA CENTER	5,891
6-A	KIKSTART	4,169
6-B	CITI TRENDS	16,400

BUILDING 2

SUITE	TENANT	AREA
7-A	MATTRESS & MORE	10,000
7-B	HAIR SHOW	16,000
7-C	AMERICA'S THRIFT	11,250
8-A	PLANET FITNESS	19,500
8-B	FARMER'S FURNITURE	22,509
8-C	VACANT	24,306

OUTPARCELS

SUITE	TENANT	AREA
17-A	PIZZA HUT	1,900
17-B	WING STOP	2,600
17-C	CHECK N GO	1,700
18	T-MOBILE	1,500
19-20	HOMETOWN PHARMACY	4,800
21	CAPTAIN D'S	4,500

DRIVE THRU

BUILDING 3

SUITE	TENANT	AREA
9	VACANT	2,400
10	VACANT	1,200
11	CREDIT CENTRAL	1,200
12	SECURITY FINANCE	1,200
13	SINGER SEWING	1,200
14	VACANT	1,200
15	VACANT	1,200
16	VACANT	1,200

MAX CONTIGUOUS: 3,600 SF

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