



307 SECOND LUXURY LOFTS

307 2nd Ave SE
Decatur, Alabama

PRESENTED BY

JARED DISON

jdison@gatewaycommercial.net



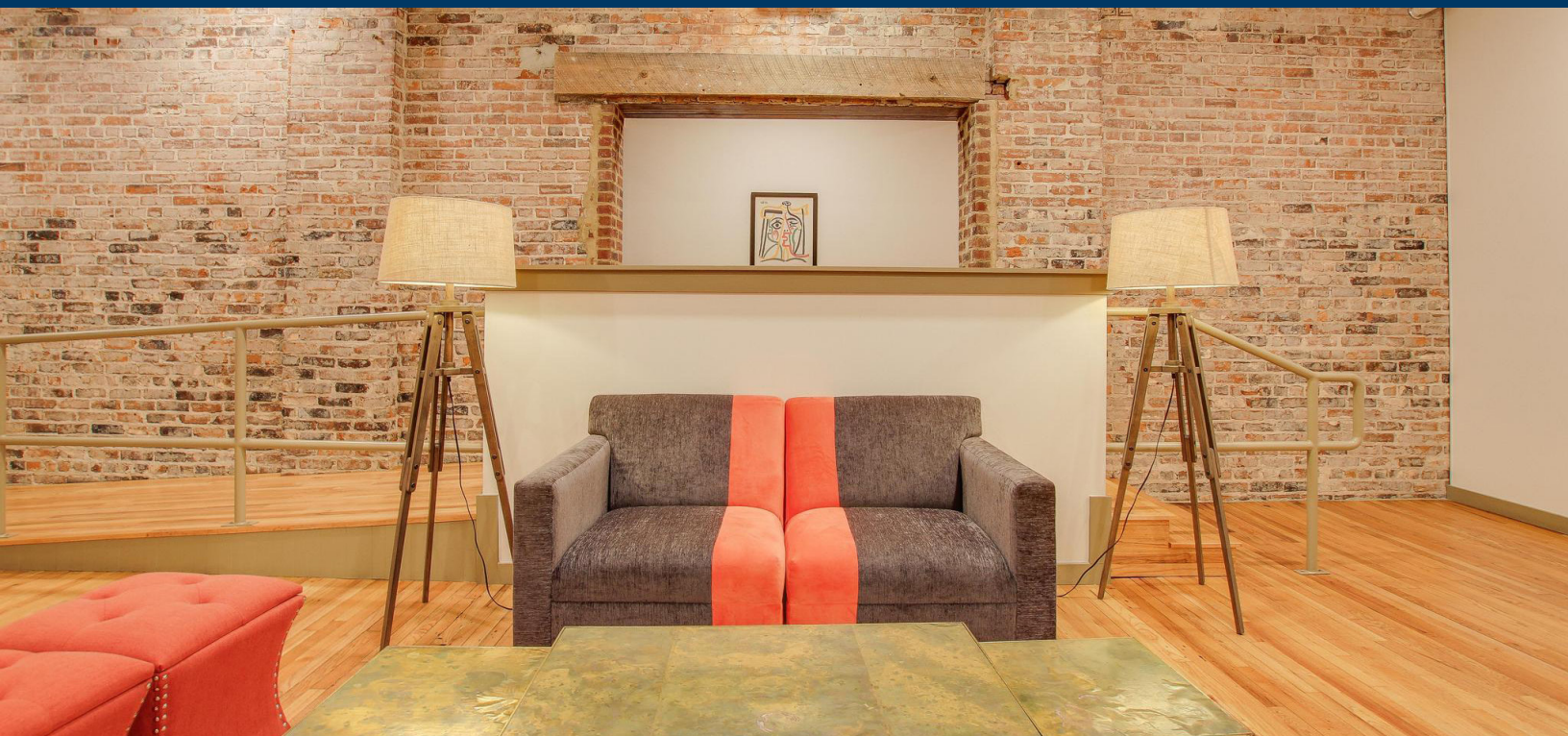
GATEWAY
COMMERCIAL BROKERAGE

300 Market Street NE, Suite 3
Decatur, AL 35601
(256) 355-0721
www.gatewaycommercial.com

307 SECOND LUXURY LOFTS

307 2nd Ave SE | Decatur, Alabama

Office Space



PROPERTY OVERVIEW

Beautiful. Elevate your lifestyle in the heart of historic Downtown Decatur with our exquisite luxury loft apartments. Nestled amidst the vibrant streets and charming atmosphere, our suites offer a fusion of contemporary elegance and urban convenience. Situated in the bustling downtown district, our lofts provide unparalleled access to Decatur's finest dining, shopping, and entertainment destinations. Embrace the vibrant energy of the city while enjoying the tranquility of your private residence.

DEMOGRAPHICS

POPULATION

1 Mile 7,857
3 Mile 41,859
5 Mile 60,416

HOUSEHOLDS

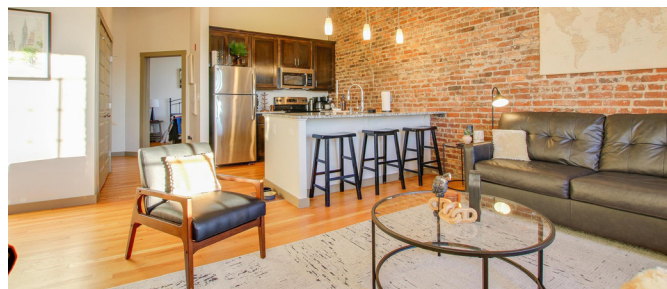
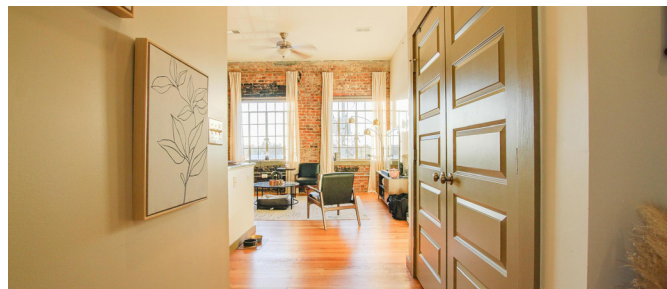
1 Mile 3,381
3 Mile 16,802
5 Mile 23,936

HOUSEHOLD INCOME

1 Mile \$59,959 (AVG)
3 Mile \$68,537 (AVG)
5 Mile \$71,206 (AVG)

DAILY TRAFFIC COUNTS

Beltline Road SW	34,512 AADT
6th Avenue SE	25,391 AADT
Point Mallard Pkwy	30,220 AADT



Emmette Barran, CCIM, Qualifying Broker
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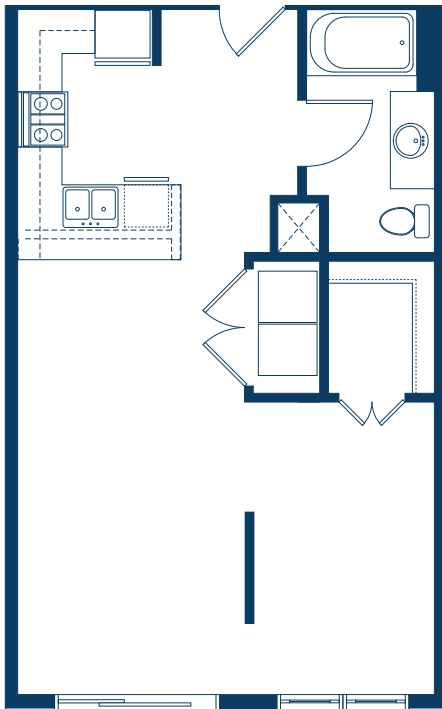
Jared Dison, Property Manager
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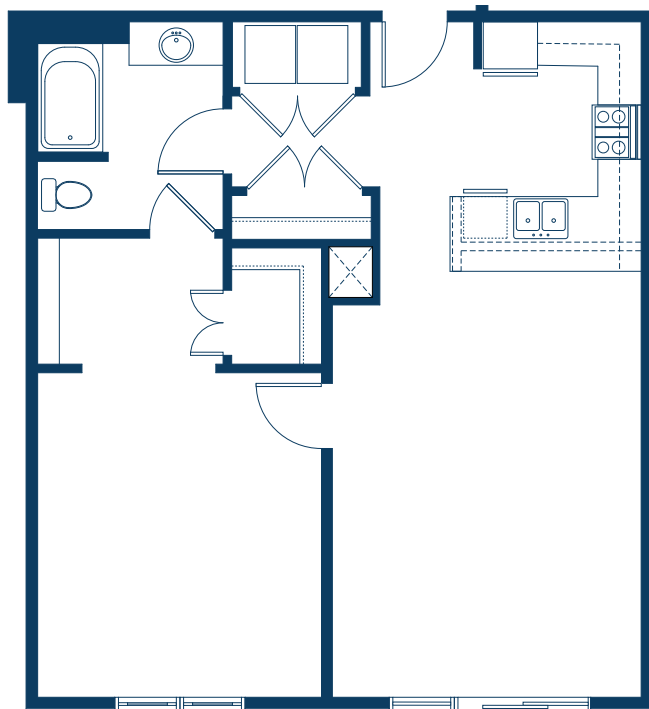


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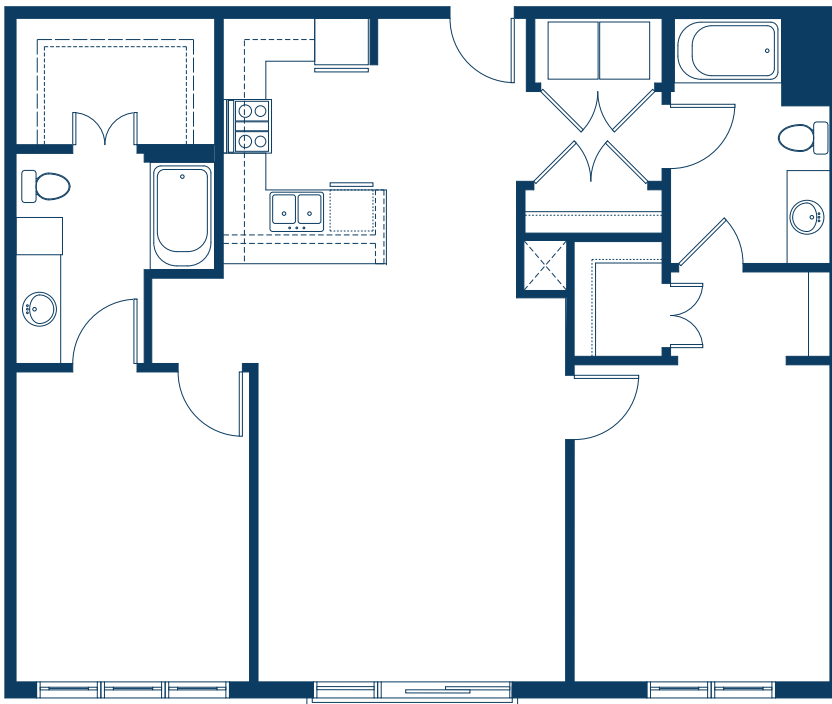
STUDIO LOFT



ONE BEDROOM LOFT



TWO BEDROOM LOFT



A	1,050 SF
B	640 SF
C	1,300 SF
D	1,300 SF
E	640 SF
F	1,050 SF
G	880 SF
H	1,350 SF
I	640 SF
J	900 SF

NOTE: ALL SQUARE FOOTAGES ARE APPROXIMATE.





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