

# 1617 South College St



Auburn, AL | ± 24,180 SF AVAILABLE FOR LEASE



24,180 sq ft Available





# 1617 South College St

**Conner Verdell**  
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**Dan McKinney**  
Daniel.Mckinney@aldi.us

## DEMOGRAPHICS

### EST. POPULATION

3 mi 44,657 | 5 mi 76,541 | 7 mi 95,446

### EST. AVG HH INCOME

3 mi \$69,665 | 5 mi \$79,879 | 7 mi \$82,924

### EST. VPD

S College St – 30,992 | E University Dr – 8,935



## JOIN THESE AREA TENANTS



- Located adjacent to newly constructed ALDI store in Tiger Crossing Shopping Center
- Excellent visibility from S College St (30,992 VPD)
- Dock access available for tenant
- Prominent façade available for tenant use
- 115' of frontage





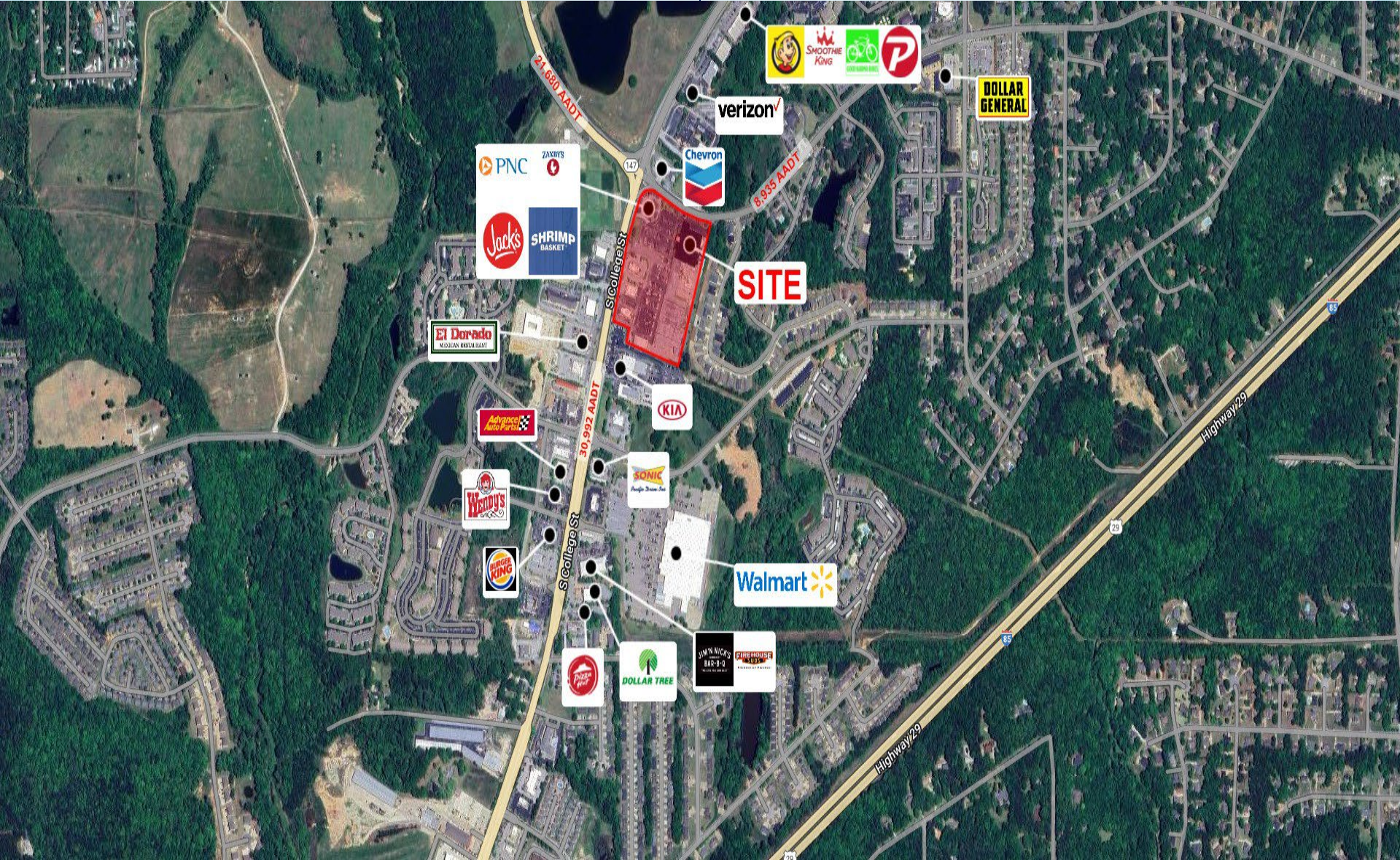
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**AVAILABLE Q1 2025!**

