

THE WHARF

4830 Main Street, Orange Beach, Alabama

FOR LEASE

OVERVIEW

LOCATION AERIAL

PROJECT AERIAL

FIRST FLOOR
SPACE

SECOND FLOOR
SPACE

AREA MAP

DEMOGRAPHICS



LIVE ■ WORK ■ SHOP ■ PLAY

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The
WHARF
ORANGE BEACH

RETAIL BROKERS NETWORK

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Positioned along the south side of the Intracoastal Waterway in Orange Beach, Alabama, The Wharf is one of the most dynamic and inviting mixed-use destinations along the Gulf Coast. Just 25 miles south of Interstate 10, via the 4-laned Baldwin and Foley Beach Expressways, The Wharf continues to attract a significant portion of the estimated 5.3 million annual visitors to the acclaimed vacation destinations of Gulf Shores and Orange Beach, AL, and Perdido Key, Florida.* Consisting of residential condominiums, retail shopping, restaurants, professional services, a 9,600-seat amphitheater, convention space, meeting facilities, a 112' ferris wheel, a 208-slip marina, a new 132 room Springhill Suites by Marriott, and numerous special events, the appeal and success of The Wharf are increasing each year. Future plans include the development of the prominent outparcels positioned on the 222 acre site.

* Based upon Gulf Shores and Orange Beach Tourism statistics for 2013

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The Wharf consists of over 376,000 square feet of commercial lease space. The current mix of tenants includes a 15-screen movie theater, 30 retail shops, 15 restaurants and bars, 23 office / professional tenants, and on-site meeting facilities. A committed ownership entity, great tenant mix, unmatched amenities, and "crowd pleasing" special events, all contribute to making The Wharf an outstanding mixed-use development along the Gulf Coast.

Commercial space for select restaurant concepts, unique retailers, office users, entertainment venues, and service providers is available. Call today for additional information or to schedule a visit to learn more about becoming part of The Wharf.

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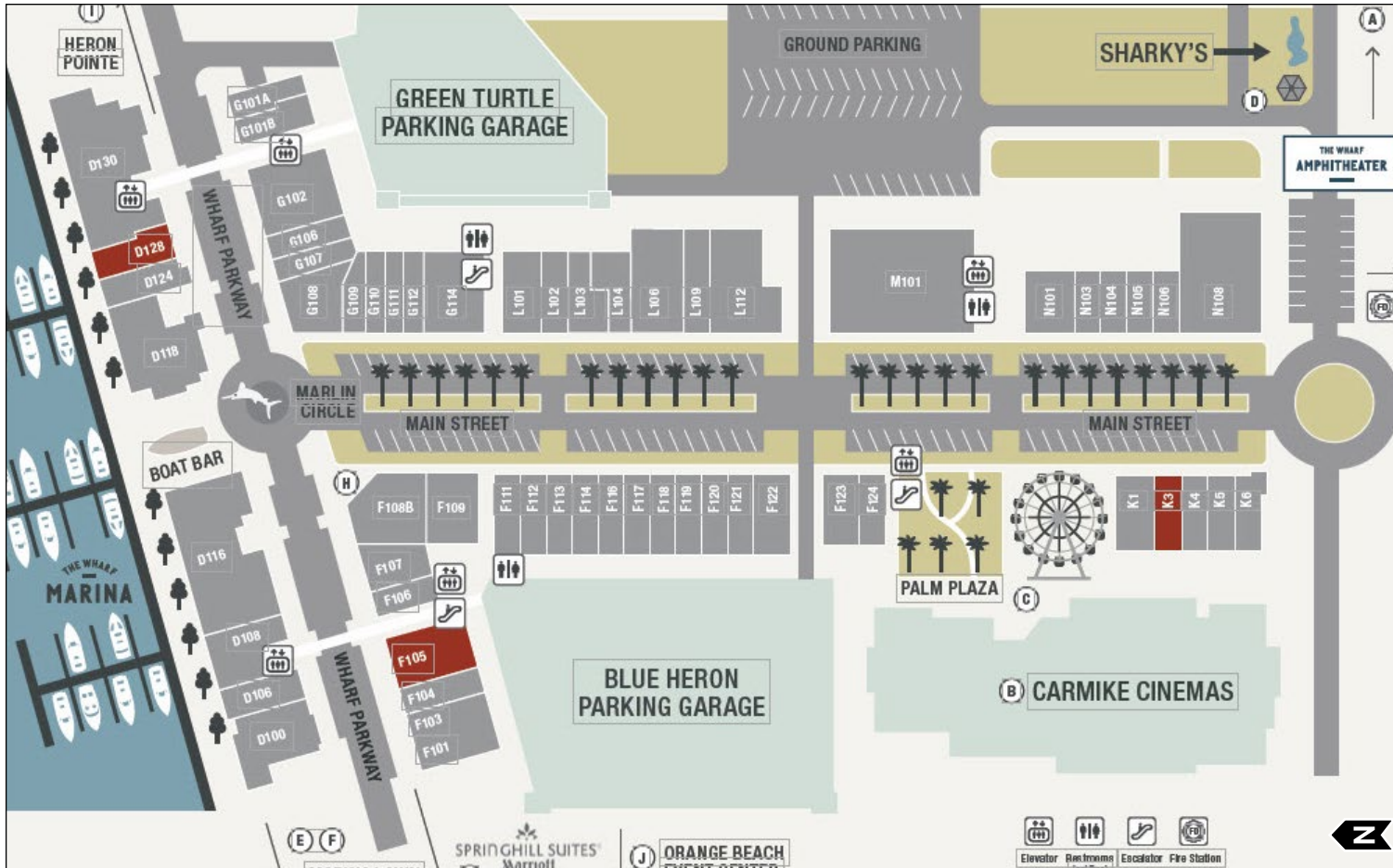
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Available Suites

- D128: 2,852
- F105: 2,101
- K3: 1,604

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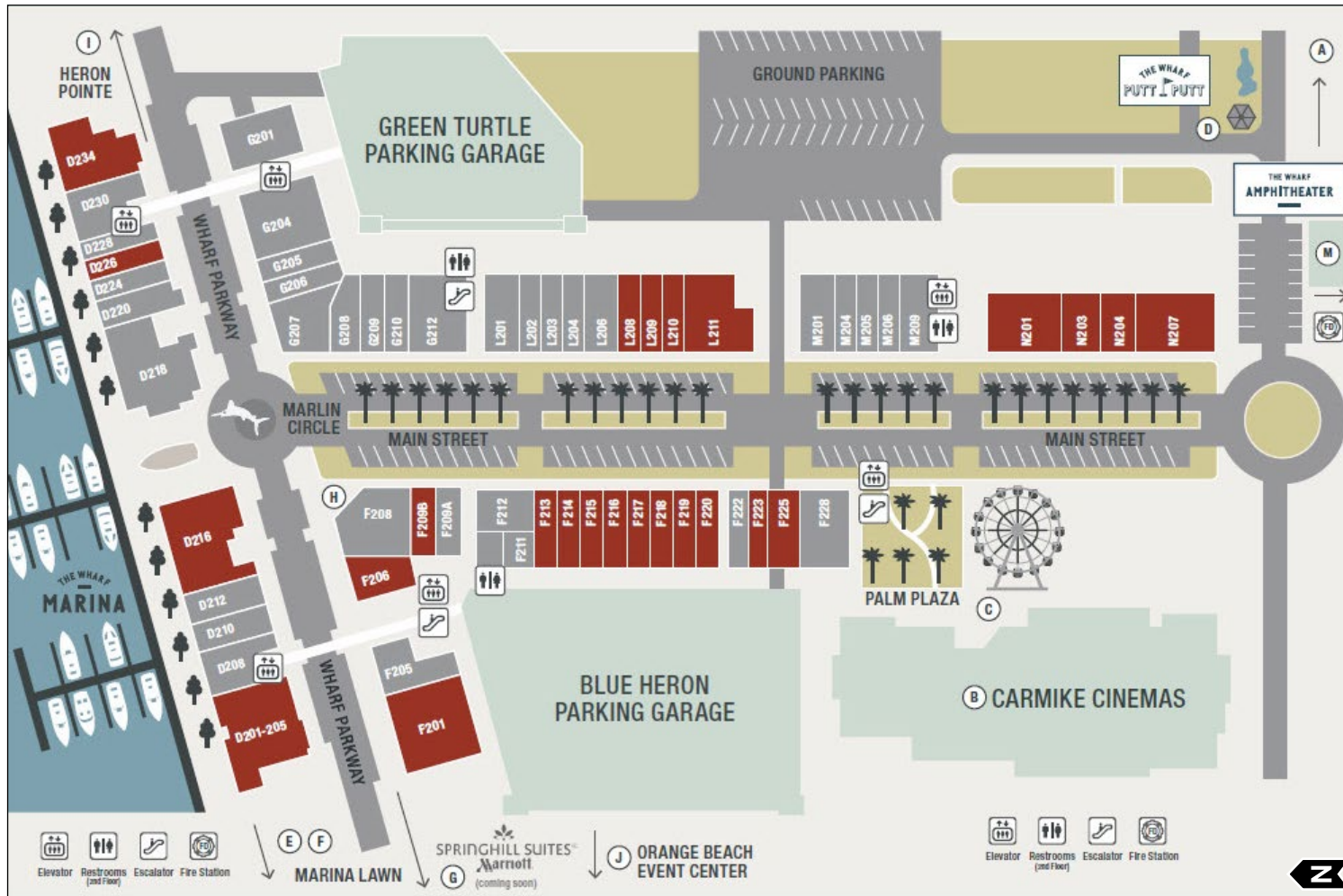
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Available Suites

- D201-D205: 5,639 SF
- D216: 4,487 SF
- D226: 1,002 SF
- D234: 3,855 SF
- L208: 1,400 SF
- L209: 1,400 SF
- L210: 1,400 SF
- L211: 2,829 SF
- N201: 4,029 SF
- N203: 2,440 SF
- N204: 1,170 SF
- N207: 4,915 SF
- F201: 5,646 SF
- F206: 2,342 SF
- F209B: 1,291 SF
- F213-220: 11,200 SF
- F223: 1,400 SF
- F225: 3,215 SF

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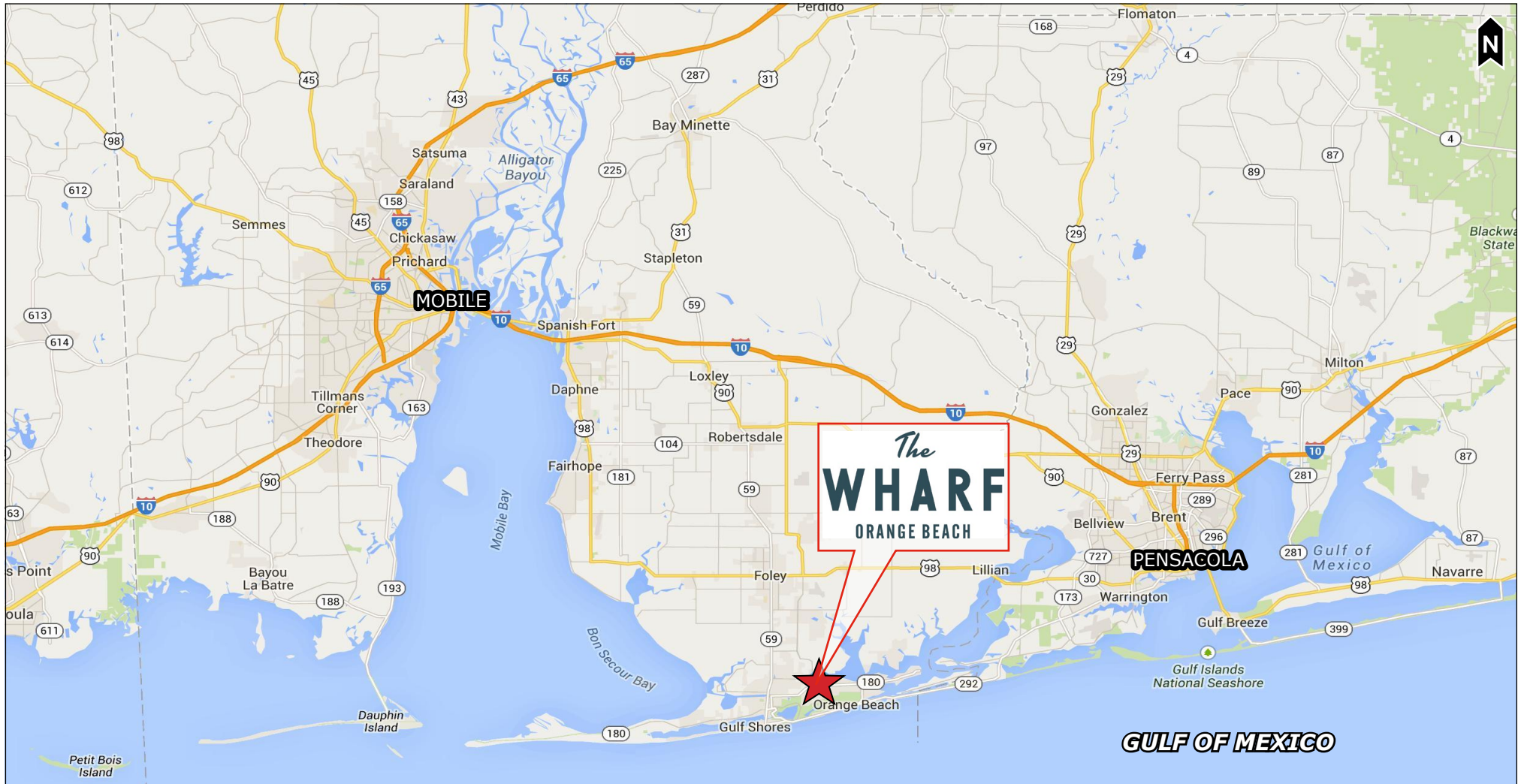
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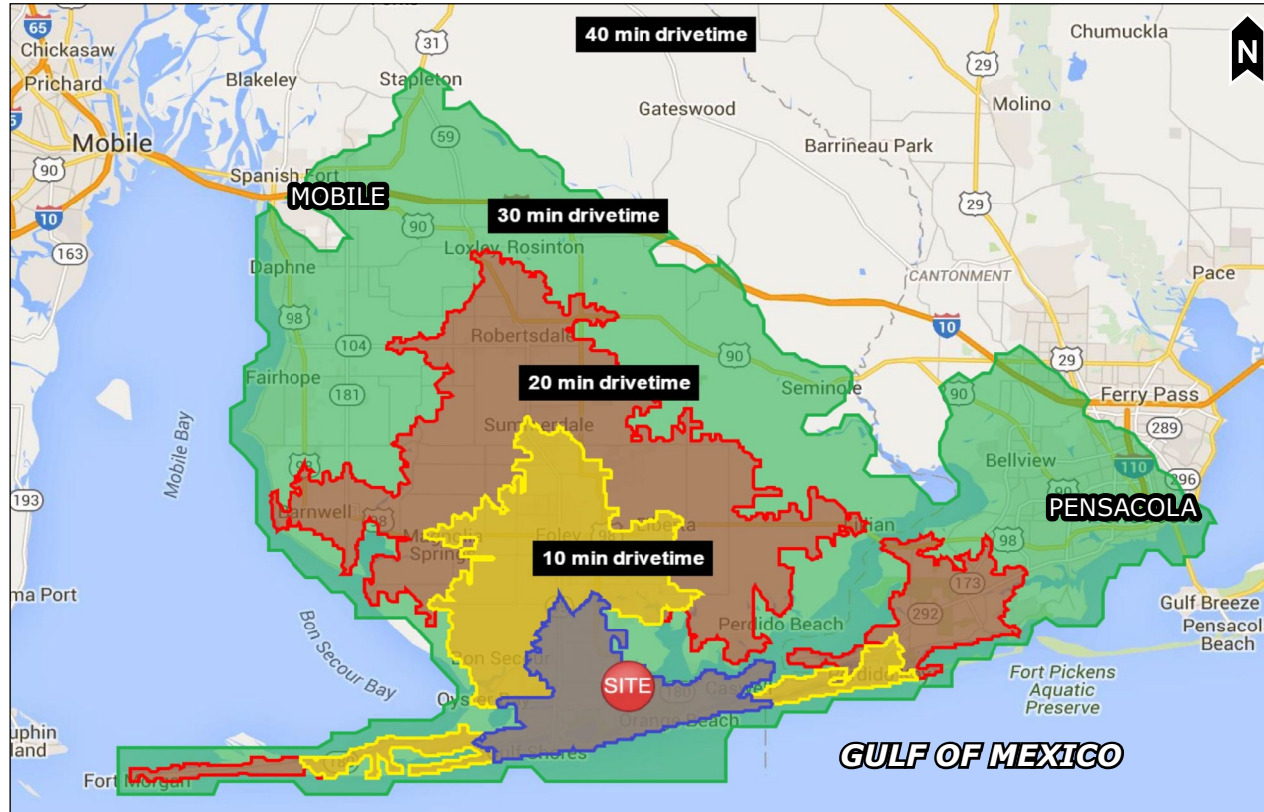
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2016 Drive Time Demographics

	10 min.	20 min.	30 min.	40 min.
Est. Population	28,962	65,673	115,834	347,711
Est. Households	13,256	28,916	48,869	138,580
Proj. 5-Yr. Growth	2.2%	1.5%	1.2%	1.1%
Avg. HH Income	\$72,594	\$66,569	\$67,419	\$64,834

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