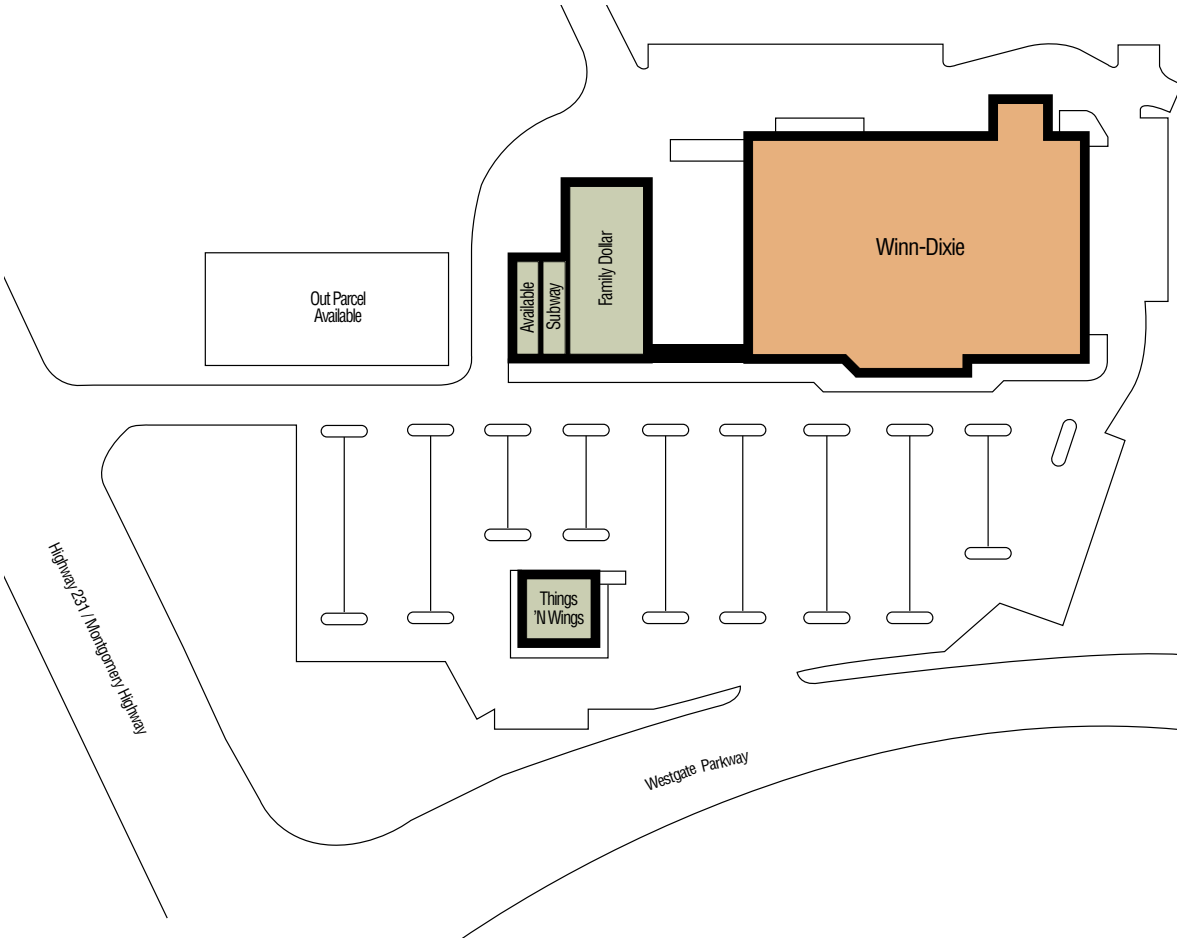
ARONOV

Wiregrass Plaza

Dothan, Alabama



The Project

Winn-Dixie, Specialty Shops	
Total Square Feet	**60,300**

The Market

	7 MILES
Total Trade Area Population	**77,711**
Average Household Income	**$61,742**

3500 Eastern Boulevard
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The Center

Wiregrass Plaza

Dothan, Alabama

Location

Hwy 231 / Montgomery Hwy
& Westgate Parkway,
Dothan, Alabama

Traffic Count

Hwy 231 / Montgomery Hwy	**35,000**

For Leasing Information
Contact Leslie Zeanah
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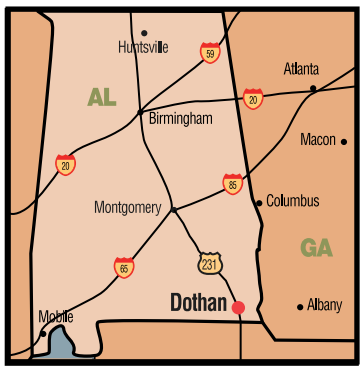
- Wiregrass Plaza is located just off Highway 231, the major traffic artery leading into the city from the north and south. The center is located on Westgate Parkway which is a highly traveled highway connecting well-established high-density residential areas with Highway 231N.
- Good traffic ingress/egress.
- Located in the city's growing retail corridor between Wiregrass Commons Mall–the only regional enclosed mall in the market with Belk, Burlington Coat Factory, Dillard's and JCPenney–and Dothan Pavilion anchored by Target and Lowe's.
- New residential developments are underway within a mile of the center.
- Wallace Community College (enrollment 5,624), two year associate degree institution and Troy University Dothan (enrollment 2,200), a four year university that offers undergraduate and graduate degrees, both are located less than five miles from the center.
- The renowned Robert Trent Jones Golf course neighborhood features homes valued between $500,000 and $1 million and is located three miles from the center.



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