



Home to East Montgomery

Minutes
from everything
Miles
from noise



JIM WILSON
& ASSOCIATES

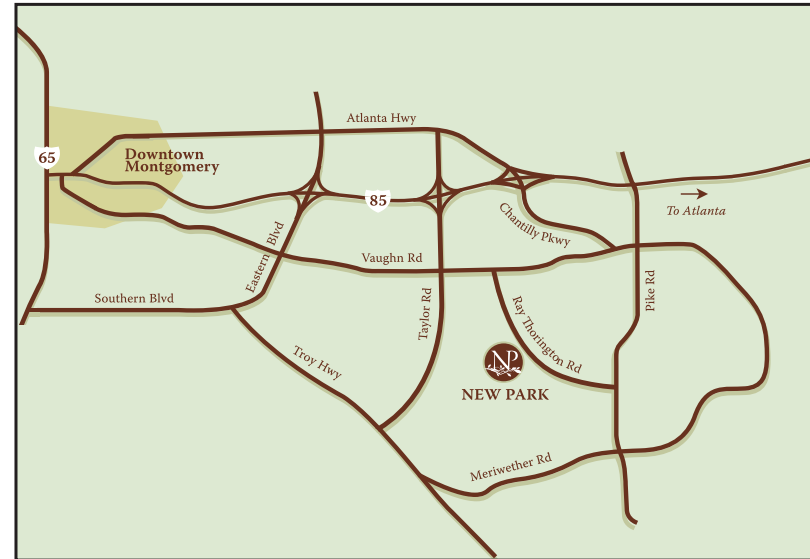
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NEW PARK DEVELOPMENT

- COMMERCIAL
- ASSISTED LIVING
- RETAIL
- MULTIFAMILY
- SINGLE FAMILY

MARKET INFORMATION

- The Montgomery MSA includes two of the fastest growing communities, and within the next ten years are projected to see 3,000 new homes constructed within the New Park Development area.
- The New Park Development is centrally located in an area that is the focal point of dramatic growth in the Montgomery MSA.
- The metropolitan area, comprised of Autauga, Elmore and Montgomery counties, has a population of more than 369,000.
- Montgomery is home to Maxwell Air Force Base, Gunter Annex and Air University, the worldwide center for Air Force education.
- Hyundai Motor Manufacturing Alabama is Hyundai's first manufacturing plant in the United States with its home in Montgomery, Alabama.
- Within a 5 mile radius, households report average incomes of \$126,970.
- Five (5) colleges and universities are located in the trade area.
- Growth in residential developments near New Park is strong, with predominantly single family homes at prices starting in the low \$400,000's.



LOCATION

Located in central Alabama in East Montgomery's newest neighborhoods - New Park on Ray Thorington Road, just off Vaughn Road and Interstate 85

- | | |
|-----------------------|-----------|
| ▪ Birmingham, Alabama | 92 miles |
| ▪ Mobile, Alabama | 155 miles |
| ▪ Atlanta, Georgia | 164 miles |



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NEW PARK DEVELOPMENT
MARKET INFORMATION

THE CENTER

52,000-square-foot neighborhood center located in New Park offering a grocery store, shop space and outparcels

PROJECTED OPENING DATE

Fall 2026

THE DEVELOPMENT

New Park is a master-planned community in the River Region. With gorgeous landscaping and sparkling lakes, New Park is conveniently located near numerous restaurants, attractions and shopping centers. James W. Wilson, Jr. elementary school and the Wilson YMCA fitness facility are located right in the middle of the neighborhood. The state-of-the-art Park Crossing High School in Montgomery is within 1 mile.

MAJOR EMPLOYERS

- Maxwell-Gunter Air Force Base
- State of Alabama
- Montgomery Public Schools
- Baptist Health
- Hyundai Motor Manufacturing Alabama

TRADE AREA / DEMOGRAPHICS

DEMOGRAPHICS	5 Mile	10 Mile	15 Mile
2025 Population	53,819	178,504	232,877
2030 Projected Population	54,475	179,505	234,872
2025 Avg. Household Income	\$126,970	\$98,353	\$94,145
2025 Households	21,700	71,968	93,266

DRIVE TIME	20 Minute	30 Minute	60 Minute
2025 Population	100,971	209,317	420,475
2028 Projected Population	101,864	212,399	422,616
2025 Avg. Household Income	\$102,871	\$89,763	\$90,688
2025 Households	42,049	84,881	168,033

CONTACT INFORMATION

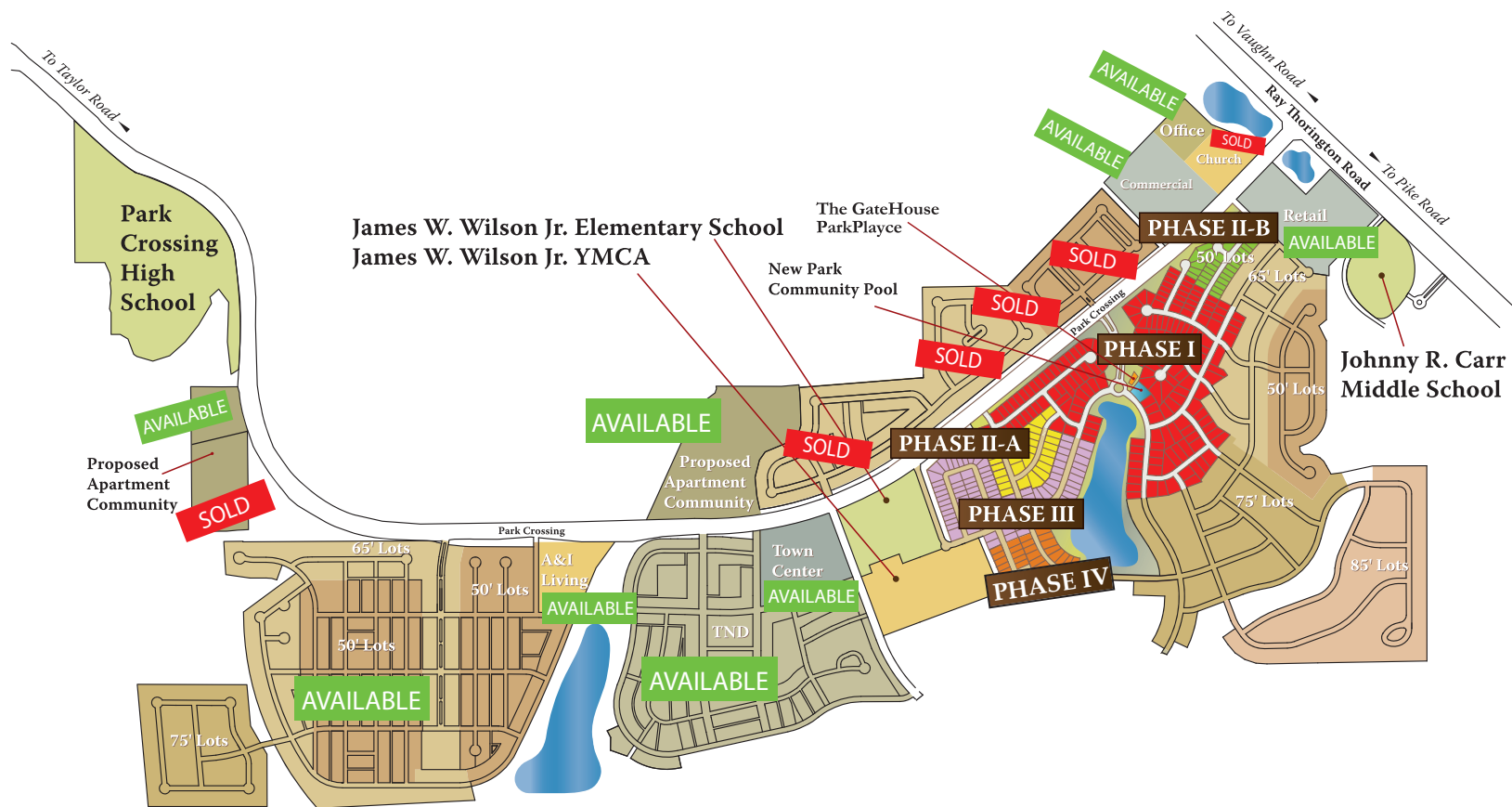
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NEW PARK DEVELOPMENT
GENERAL INFORMATION / DEMOGRAPHICS



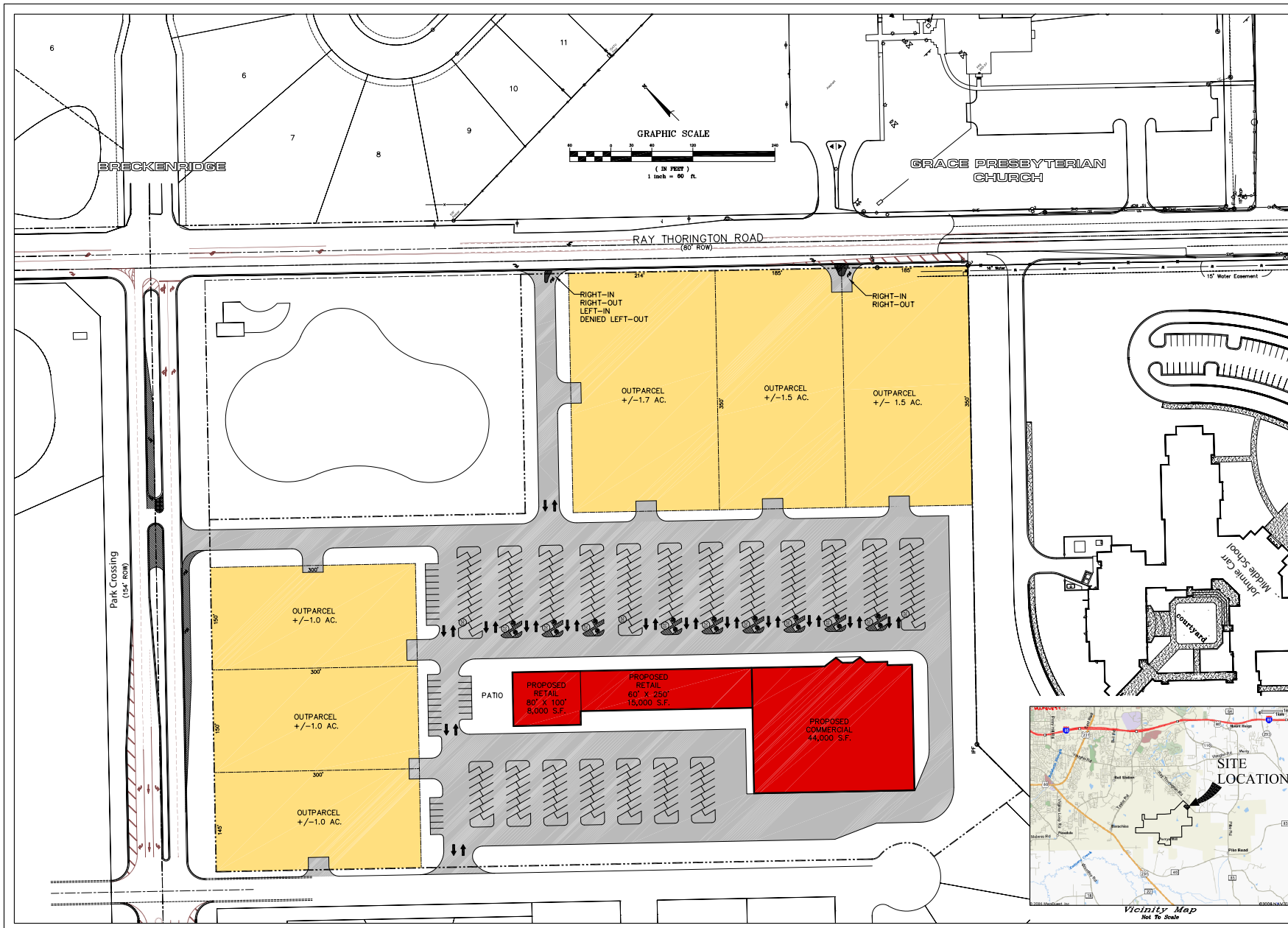
334.215.9215 | newparkliving.com | Between Ray Throington Road and Taylor Rd.
A JIM WILSON & ASSOCIATES DEVELOPMENT



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NEW PARK DEVELOPMENT

SITE PLAN



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NEW PARK DEVELOPMENT

LEASING PLAN