

FOR SALE

PROPERTY SUMMARY

1.07± acre lot just north of the I-85 and Atlanta Highway intersection in Montgomery, AL. Great location with many hotels and restaurants nearby. Please contact agent for more info. Gas station use is restricted.

SIZE

- 1.07± AC

PRICE

- \$535,000

NEARBY BUSINESSES

- 11 major hotels, such as Microtel Inn & Suites by Wyndham and Holiday Inn Express
- Auburn University at Montgomery
- The Shoppes at Eastchase
- Arrowhead Country Club
- Wynlakes Golf & Country Club
- Walmart
- Target

TRAFFIC COUNT (ADT 2022)

- On Atlanta Hwy, north of site: 21,225
- On I-85, south of site: 68,951

2023 DEMOGRAPHICS

	1 MI	3 MI	5 MI
Population	3,742	27,578	71,345
Avg. HH Income	\$129,536	\$135,448	\$110,238
Households	1,828	11,396	30,562



stirling

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1.07± ACRES LOT OFF I-85

100 Gibbons Drive, Montgomery, AL

