



**PROPERTY DESCRIPTION**

+/- 25 Acres of Industrial Land off Powder Plant Rd. Just off I59/20 near Industrial Park, Vulcan and Amazon. Utilities available at the property. Level land ready to develop. Access to Heavy Power. Partially cleared. Call to Discuss!

**PROPERTY HIGHLIGHTS**

- Level Industrial Site
- Easy Interstate Access
- Utilities and Heavy Power
- Single User or Industrial Park Extension

**OFFERING SUMMARY**

Sale Price:	Call to Discuss
Lot Size:	25 Acres

DEMOGRAPHICS	1 MILE	5 MILES	10 MILES
Total Households	590	16,706	69,495
Total Population	1,410	41,549	177,615
Average HH Income	\$72,409	\$70,020	\$93,160

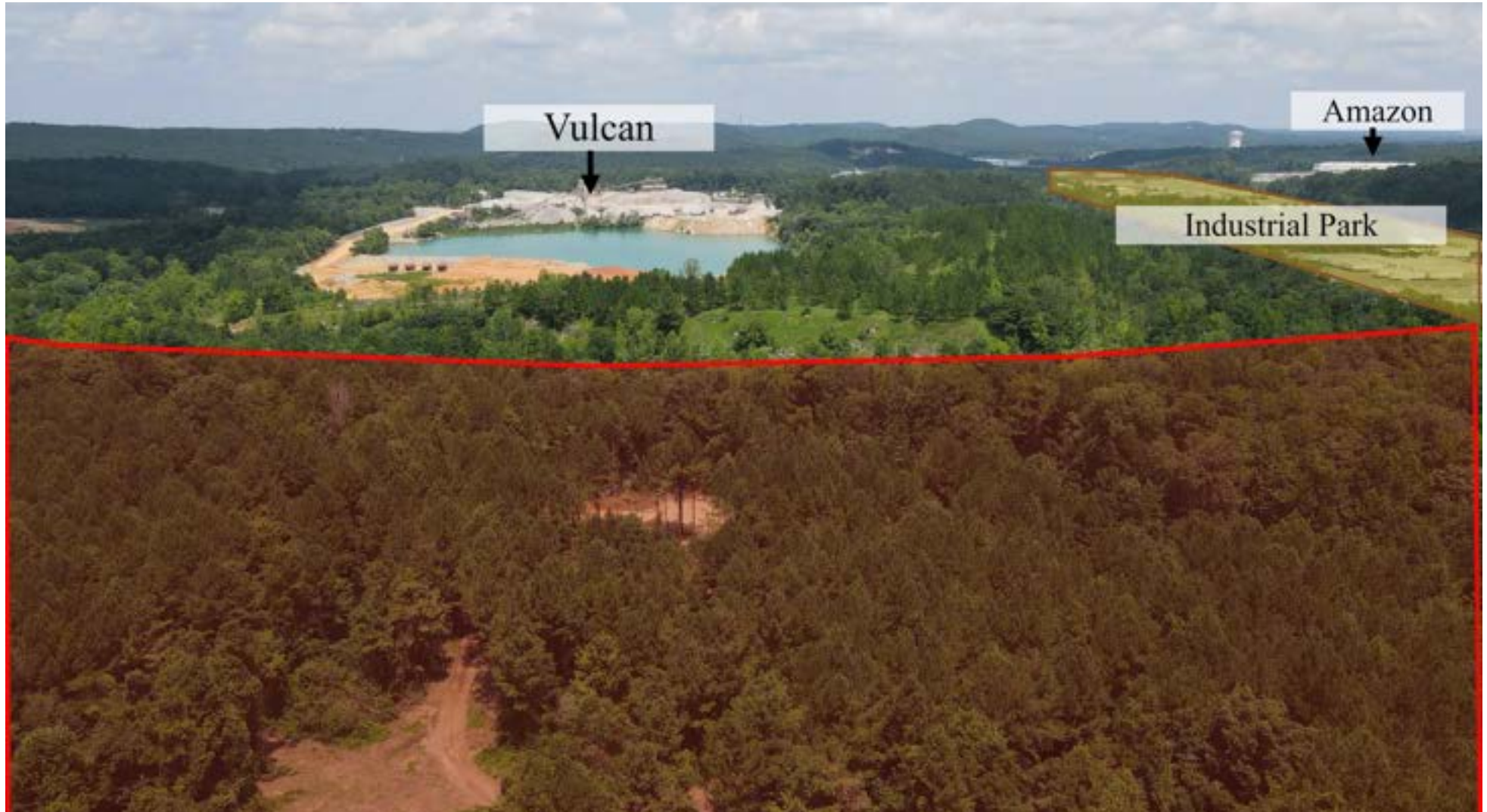
**TRISH RUSHING, CCIM**  
205.930.1785  
trushing@redrockrg.com

**RACHEL ROMANO**  
205.218.0003  
rromano@redrockrg.com



**TRISH RUSHING, CCIM**  
205.930.1785  
trushing@redrockrg.com

**RACHEL ROMANO**  
205.218.0003  
rromano@redrockrg.com



**TRISH RUSHING, CCIM**  
205.930.1785  
trushing@redrockrg.com

**RACHEL ROMANO**  
205.218.0003  
rromano@redrockrg.com



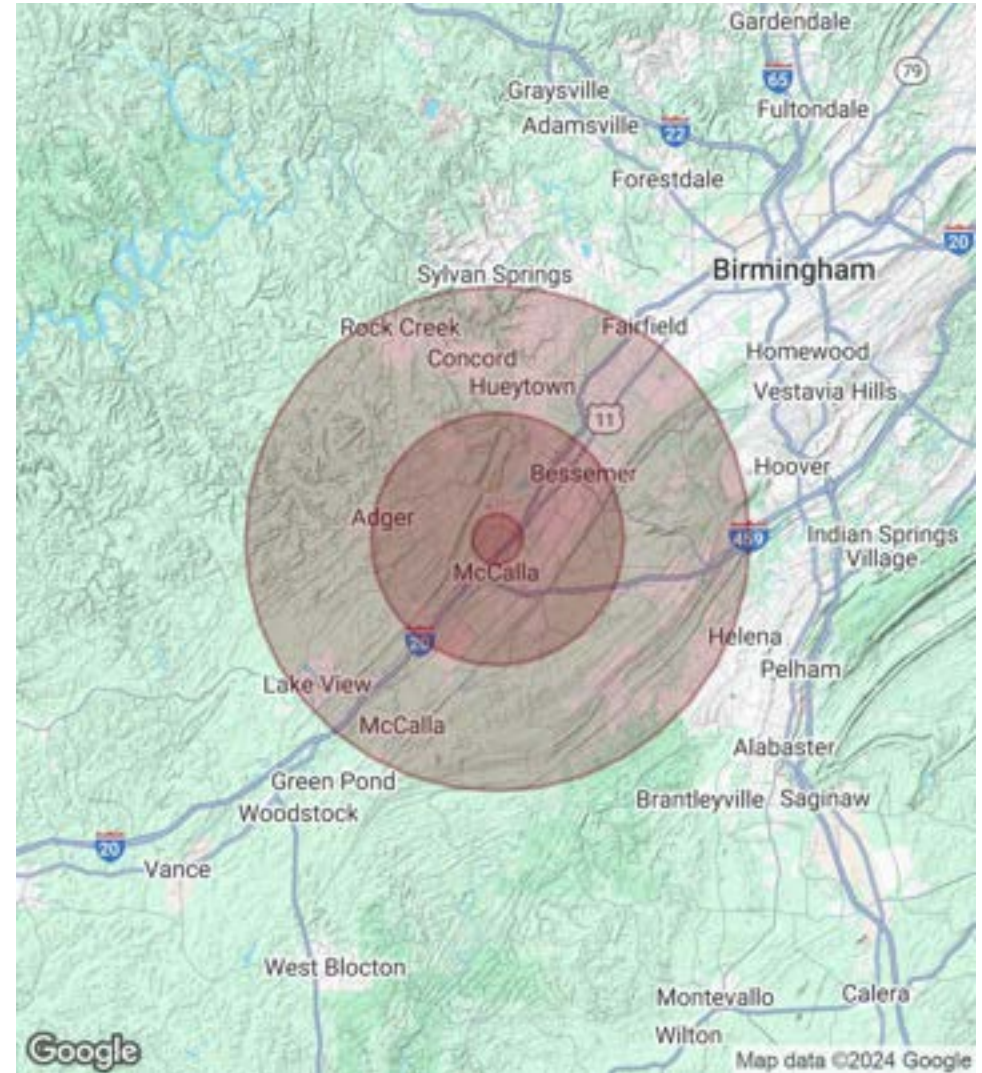
**TRISH RUSHING, CCIM**  
205.930.1785  
trushing@redrockrg.com

**RACHEL ROMANO**  
205.218.0003  
rromano@redrockrg.com

<b>POPULATION</b>	<b>1 MILE</b>	<b>5 MILES</b>	<b>10 MILES</b>
Total Population	1,410	41,549	177,615
Average Age	40	41	41
Average Age (Male)	38	40	39
Average Age (Female)	42	43	42

<b>HOUSEHOLDS &amp; INCOME</b>	<b>1 MILE</b>	<b>5 MILES</b>	<b>10 MILES</b>
Total Households	590	16,706	69,495
# of Persons per HH	2.4	2.5	2.6
Average HH Income	\$72,409	\$70,020	\$93,160
Average House Value	\$242,626	\$220,183	\$265,229

Demographics data derived from AlphaMap



**TRISH RUSHING, CCIM**  
205.930.1785  
trushing@redrockrg.com

**RACHEL ROMANO**  
205.218.0003  
rromano@redrockrg.com