

Property Details & Highlights

4950 US Hwy 11, Springville, AL 35146

FOR SALE

Offering:	13.8 +/- ACRE DEVELOPMENT OPPORTUNITY
Property Type	Land
APN	15-01-01-0-001-005.001 & 15-01-0-001-005.000
Lot Size	13.8 Acres

This desirable acreage is located at 4950 US HWY 11 in Springville, Alabama adjacent to an established residential neighborhood. The property consists of 13.8 acres with over 600' fronting Hwy 11. The property is within a few miles of major national tenants including AutoZone, McDonalds, Jacks, Dollar General, Dollar Tree, Chevron, Shell, Wal Mart, and more. This property also benefits from its location near the intersection of Marietta Rd (AL 174) & US Hwy 11 which sees a combined average of over 10,000 VPD, and approximately 1.5 miles from I-59 serving 31,000 VPD and offers convenient access to shopping, medical, hospitality and industrial properties.



- 13.8 +/- acres
- Located in Springville AL
- Small town atmosphere
- Convenient to major interstates
- Generous land size
- Potential for diverse development
- Close proximity to transportation, shopping, industrial and more
- High visibility location
- Strong growth potential

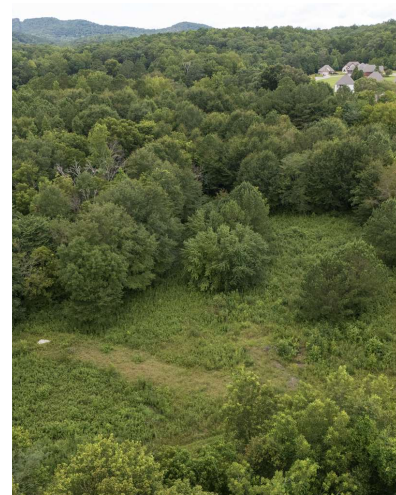
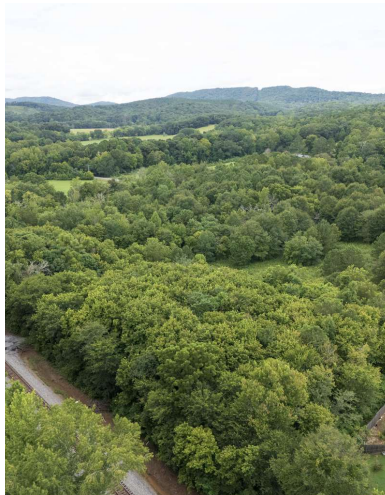
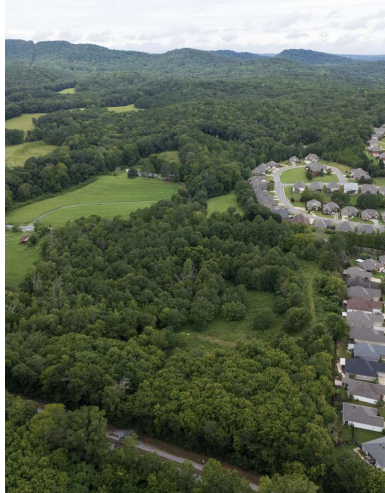
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Additional Photos

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Location Map

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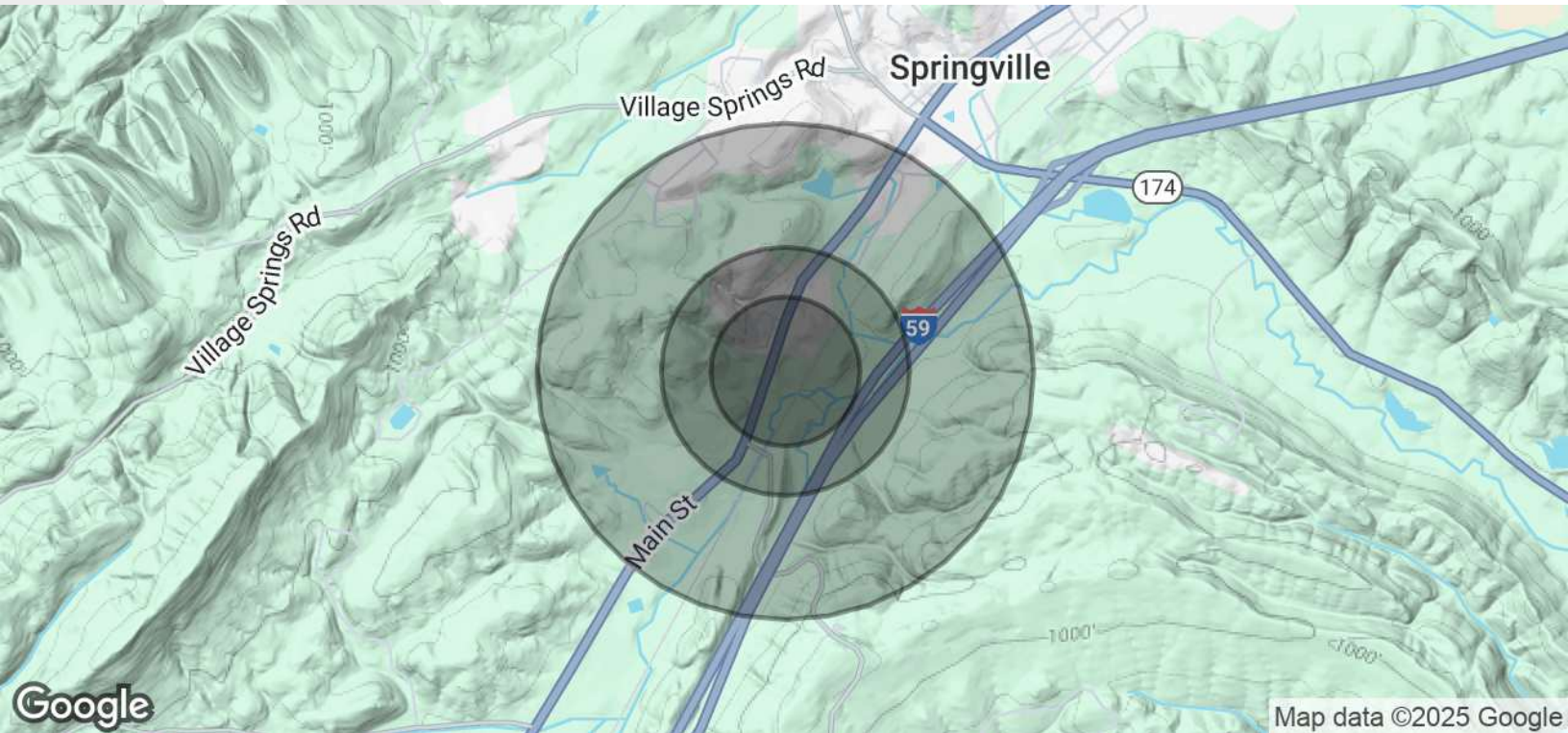


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Demographics Map & Report

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POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	261	818	1,981
Average Age	42	42	42
Average Age (Male)	40	40	40
Average Age (Female)	43	44	44

HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	99	310	748
# of Persons per HH	2.6	2.6	2.6
Average HH Income	\$105,071	\$105,475	\$106,515
Average House Value	\$350,079	\$361,282	\$370,065

Demographics data derived from AlphaMap

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