

# 14146 US-431 - HAZEL GREEN, AL

LAND FOR SALE - EXCELLENT DEVELOPMENT OPPORTUNITY



## PROPERTY HIGHLIGHTS

- Excellent development site.
- Site has 830 ft. of frontage.
- Near Walmart Supercenter, Hazel Green Elementary School, Hazel Green High School, Huntsville Hospital Urgent Care, multiple residential communities, and the Townsend Place development.
- The 385-acre Townsend Place site is comprised of more than 1,700 new homes from multiple builders.
- Property is easily accessible and highly visible.
- Located in a suburb in Huntsville with a high average household income and surrounded by multiple residential communities.

## DEMOGRAPHICS

	3 Mile	5 Mile	10 Mile
Population	8,277	23,549	86,384
Households	3,136	8,958	32,038
Avg Household Income	\$91,675	\$94,430	\$91,842
Avg Vehicles Per Day	31,254 ± On Hwy 431		

## ABOUT THE PROPERTY

This 10.6 +/- acre site is located off high-traffic Highway 431 and Joe Quick Road in Hazel Green, AL. Surrounded by numerous residential neighborhoods, retail, restaurant, and schools, this property is an excellent development opportunity within a fast-growing North Alabama market.

## LOCATION

14146 US-431  
 Hazel Green, AL 35750  
 34.930057, -86.571600

## AVAILABLE

10.6 +/- AC - Zoned: Madison County

## PRICE

Please Call For Pricing Information

## FOR MORE INFORMATION CALL

Wesley Crunkleton, CPM  
 256-536-8809

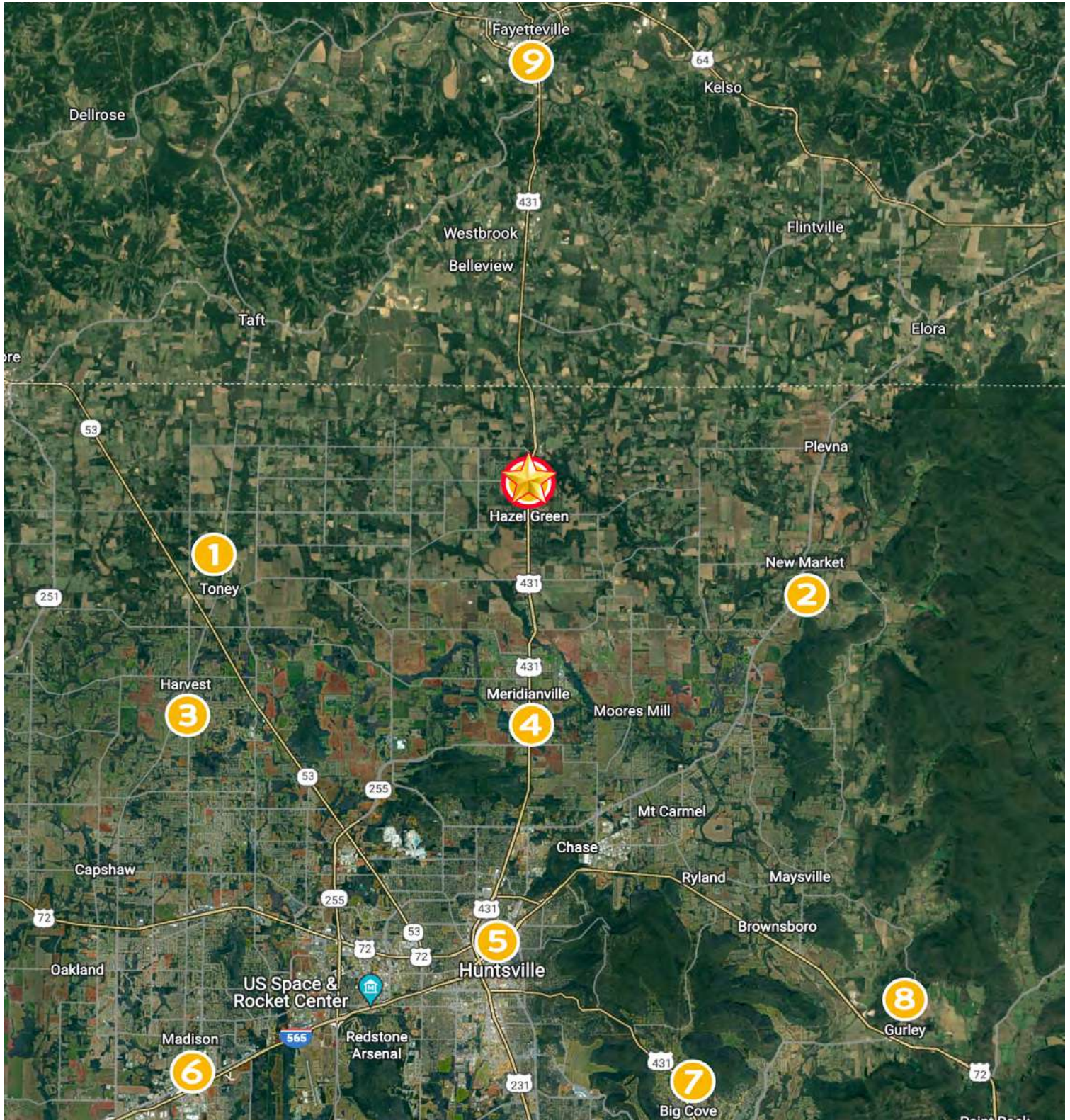
Anusha Alapati Davis  
 256-384-7608



**CRUNKLETON**  
 COMMERCIAL REAL ESTATE GROUP



# NORTH ALABAMA MARKET - DRIVE TIMES



- 1. Toney, AL - 16 min
- 2. New Market, AL - 15 min
- 3. Harvest, AL - 21 min
- 4. Meridianville, AL - 9 min
- 5. Huntsville, AL - 24 min

- 6. Madison, AL - 36 mi
- 7. Hampton Cove, AL - 34 min
- 8. Gurley, AL - 34 min
- 9. Fayetteville, TN - 22 min