

4 OUTPARCELS FOR SALE

PAD-READY COMMERCIAL LOTS

HIGHWAY 231/431 | MERIDIANVILLE, AL



LOCATION



West side of US Hwy 231/431,
at Inspirational Pointe Drive
Madison County, AL 35759



ZONING

Unincorporated- no zoning



SIZE

1.44 to 2.89 Acres



PRICE

\$10.00 per square foot

IDEAL USES

- Retail
- Restaurant
- Office
- Strip Center
- Hotel

PROPERTY HIGHLIGHTS

- High visibility with outstanding access
- Front and rear access drives already installed
- Sanitary sewer at site with tap fees prepaid
- At entrance to large single-family subdivision
- 38,500 ADT traffic count

FOR MORE INFORMATION:

Anusha Alapati Davis

☎ 256-384-7608

✉ Anusha@crunkletonassociates.com

David Wilson, MAI

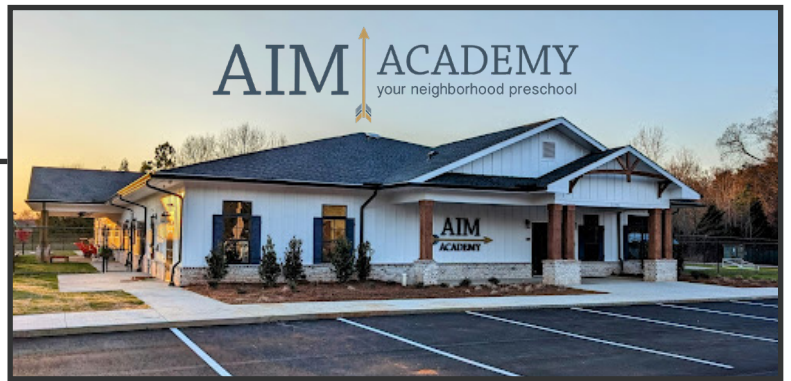
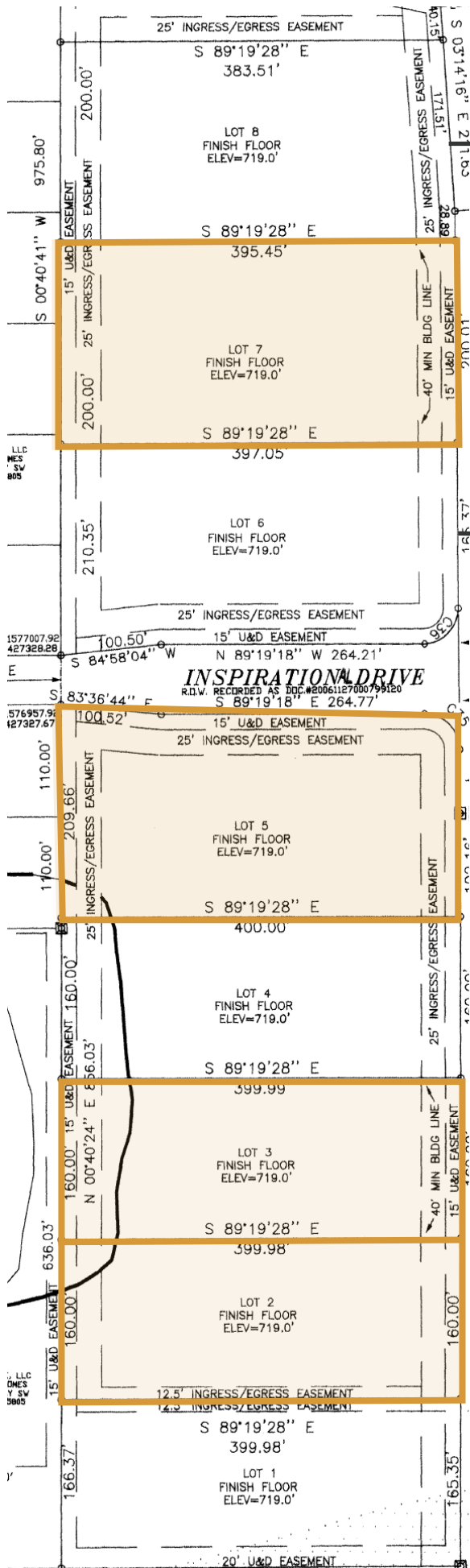
☎ 256-682-9143

✉ David@crunkletonassociates.com



CRUNKLETON
COMMERCIAL REAL ESTATE GROUP

LOT DESCRIPTION



Lot	Acres	Width	Depth	Location
Lot 2	1.45	160'	400'	Non-Corner
Lot 3	1.44	160'	400'	Non-Corner
Combined Lot	2.89	320'	400'	Non-Corner
Lot 5	1.78	200'	400'	Corner
Lot 7	1.81	200'	395'	Non-Corner

DEMOGRAPHICS

	1-Mile	3-Miles	5-Miles
Population	2,409	14,936	40,714
Households	862	5,709	14,539
Avg HH Income	\$136,275	\$137,109	\$117,510
Avg Vehicles Per Day	35,800 ± on HWY 231		

DRIVE TIMES

	Distance	Drive-time
Huntsville Executive Airport	3 Miles	4 Minutes
Tennessee State Line	10 Miles	15 Minutes
Downtown Huntsville	8.5 Miles	15 Minutes
Redstone Arsenal	13 Miles	20 Minutes

AREA MAP



4 OUTPARCELS

Proposed 131 lot subdivision
Proposed Multifamily

Northern Bypass UNDER CONSTRUCTION

Future Big Box Retail

GREENLAWN SUBDIVISION
CIRCLE K
RaceWay
Suds
Starbucks
UNDER CONSTRUCTION

FOOD CITY
IN CONSTRUCTION

THE ONE STOP FIRE SHOP
ESTD 1881
SOUTHERN HEARTH & GRILLS

Bennett Nurseries

EXPRESS OIL CHANGE TO MINUTE SERVICE
DOLLAR GENERAL
WILSON LUMBER ESTABLISHED 1949
ups
DOLLAR TREE

Bojangles

BURGER KING
Advance Auto Parts

Kroger
REGIONS
CIRCLE K
SONIC
MAVIS DISCOUNT TIRE

CVS pharmacy

ALABAMA A&M UNIVERSITY

Dynerics
A Leidos Company
TriRx
PHARMACEUTICAL SERVICES