

CORNER LOT AT SIGNALIZED INTERSECTION

FOR SALE OR BUILD TO SUIT/GROUND LEASE



0.62 AC



LOCATION

113 Wells Rd & 11685 Hwy 431
Meridianville, AL 35759



AVAILABLE

0.62 AC | Corner Lot



PRICE

Call For Pricing

ABOUT THE PROPERTY

Located at the corner of Wells Road and Highway 431, this site offers prime visibility and accessibility in Meridianville, AL—one of the fastest-growing corridors in the Huntsville area. The property is surrounded by ongoing and planned development, making it an ideal opportunity for a build-to-suit or ground lease.

PROPERTY HIGHLIGHTS:

- Prime corner location at the signalized intersection of Wells Road, Hwy 431, and Meridianville Bottom Road
- High visibility with 35,800+ vehicles per day
- Build-to-suit or ground lease opportunity
- Positioned just north of the new Northern Bypass (under construction)
- Close proximity to established and new residential communities fueling retail demand

	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 431		



CRUNKLETON
COMMERCIAL REAL ESTATE GROUP

FOR MORE INFORMATION:

Eric Gonzalez-Tablada | Director of Retail

☎ 256-384-7601

✉ EricGT@crunkletonassociates.com

AREA MAP



CRUNKLETON
COMMERCIAL REAL ESTATE GROUP

FOR MORE INFORMATION:

Eric Gonzalez-Tablada | Director of Retail

256-384-7601

EricGT@crunkletonassociates.com