



**RETAIL PROPERTY FOR SALE**

## **FORMER SUPERSONIC CAR WASH**

3111 Memorial Parkway NW, Huntsville, AL 35810



**DEAN**  
Commercial Real Estate

2101 Clinton Avenue Suite 501  
Huntsville, AL 35805  
[deancre.com](http://deancre.com)

3111 MEMORIAL PARKWAY NW, HUNTSVILLE, AL 35810

# FORMER SUPERSONIC CAR WASH



RETAIL PROPERTY FOR SALE

EXECUTIVE SUMMARY



## OFFERING SUMMARY

Sale Price: \$385,000

Price / SF: \$110.82

Lot Size: 0.612 Acres

Year Built: 2009

Building Size: 3,474 SF

Zoning: LI

Submarket: North Huntsville

## PROPERTY OVERVIEW

Former car wash with multiple re-purpose uses.

## LOCATION OVERVIEW

This property is conveniently located on Memorial Parkway with access from the service road. Memorial Parkway (Hwy 231/431) is a major thoroughfare going to Tennessee.

In 2019, U.S. News & World Report named Huntsville the #1 Best Affordable Place to Live and #11 Best Place to Live in the country. Forbes has named Huntsville one of the Top 20 Leading Metros for Business and Kiplinger's Personal Finance has named Huntsville one of the country's Top 10 Cities for Raising Families.



PRESENTED BY:

**TERRI DEAN, CCIM**

256.975.4716

[terri@deancre.com](mailto:terri@deancre.com)

There is no warranty as to the accuracy or completeness of the information contained in this offering. You are encouraged to conduct your own review and analysis of the property.



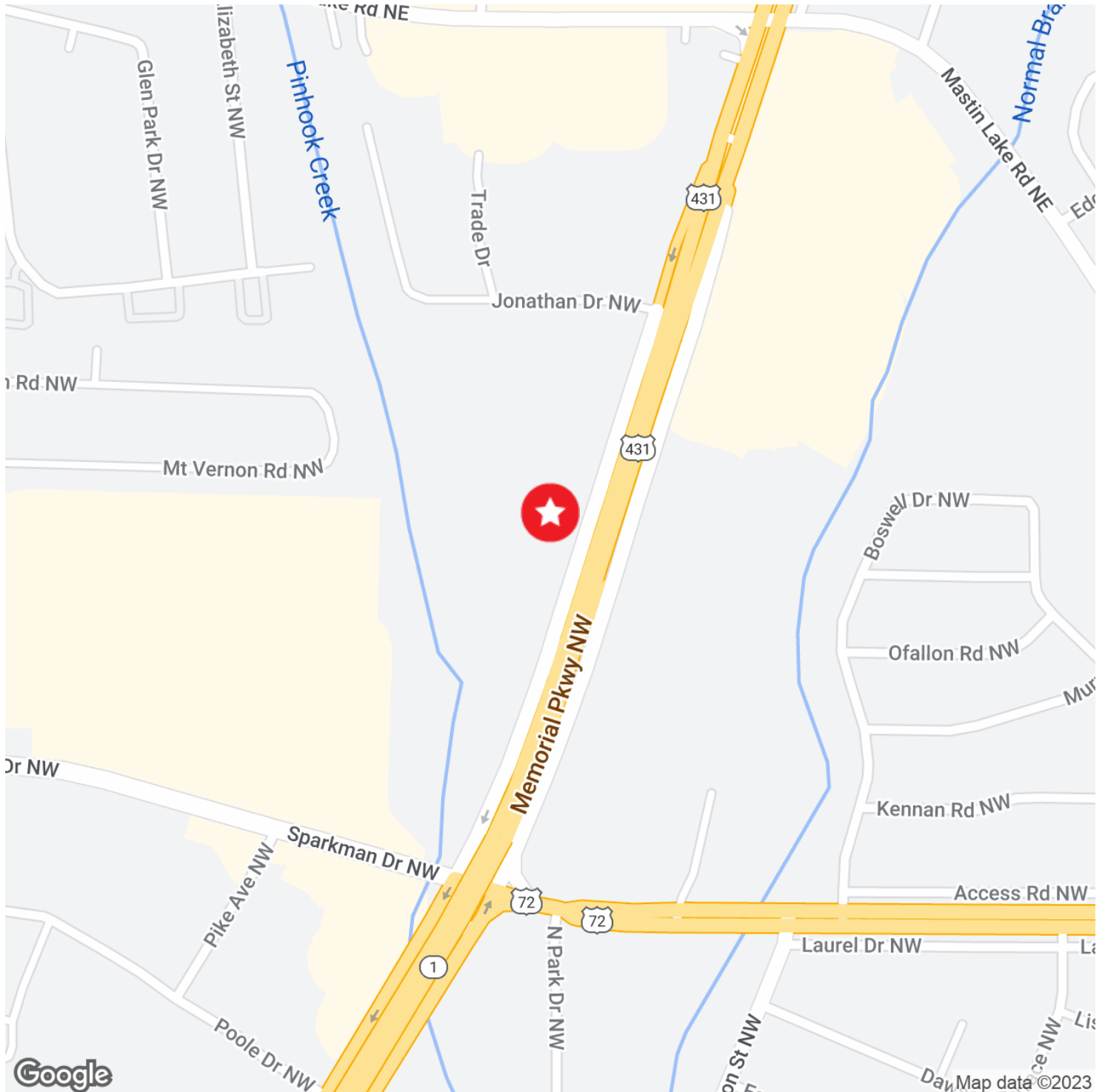
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RETAIL PROPERTY FOR SALE

LOCATION MAP



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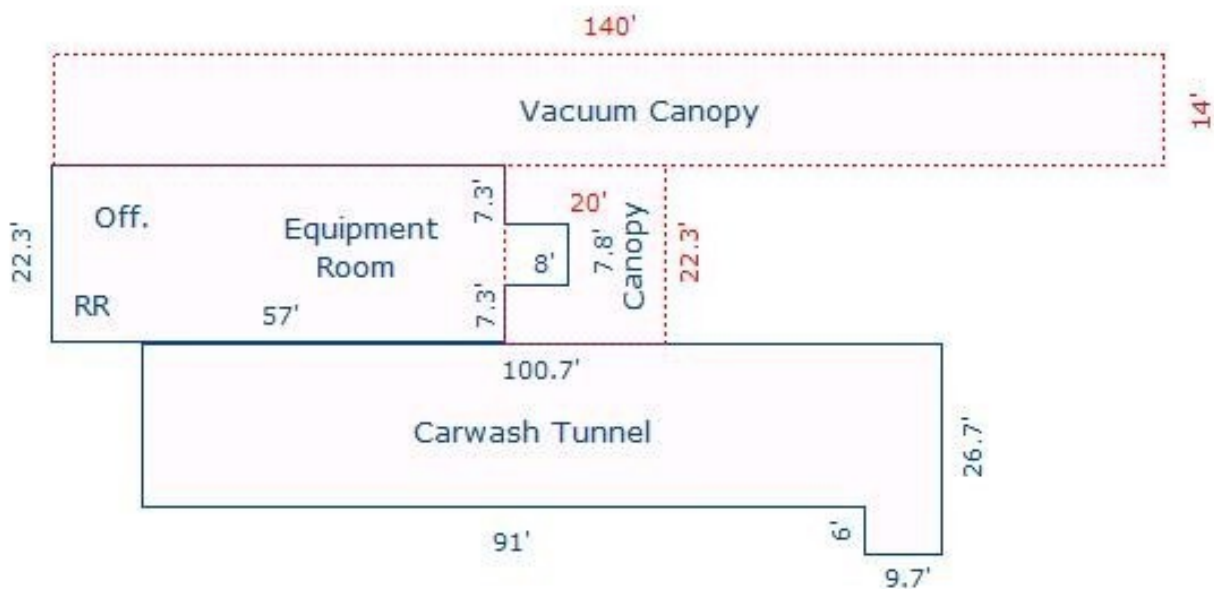
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SITE PLAN



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## Business Summary

3111 N Memorial Pkwy, Huntsville, Alabama, 35810  
Rings: 2 mile radii

Terri Dean, CCIM  
Latitude: 34.76548  
Longitude: -86.58831

Data for all businesses in area		2 miles			
Total Businesses:		1,215			
Total Employees:		15,470			
Total Residential Population:		29,147			
Employee/Residential Population Ratio (per 100 Residents)		53			
by SIC Codes		Businesses		Employees	
		Number	Percent	Number	Percent
Agriculture & Mining		23	1.9%	132	0.9%
Construction		79	6.5%	531	3.4%
Manufacturing		51	4.2%	1,238	8.0%
Transportation		17	1.4%	226	1.5%
Communication		16	1.3%	386	2.5%
Utility		3	0.2%	42	0.3%
Wholesale Trade		44	3.6%	1,591	10.3%
Retail Trade Summary		289	23.8%	3,936	25.4%
Home Improvement		18	1.5%	338	2.2%
General Merchandise Stores		19	1.6%	871	5.6%
Food Stores		22	1.8%	194	1.3%
Auto Dealers, Gas Stations, Auto Aftermarket		38	3.1%	470	3.0%
Apparel & Accessory Stores		12	1.0%	59	0.4%
Furniture & Home Furnishings		29	2.4%	218	1.4%
Eating & Drinking Places		74	6.1%	1,200	7.8%
Miscellaneous Retail		77	6.3%	585	3.8%
Finance, Insurance, Real Estate Summary		120	9.9%	530	3.4%
Banks, Savings & Lending Institutions		33	2.7%	226	1.5%
Securities Brokers		7	0.6%	29	0.2%
Insurance Carriers & Agents		32	2.6%	104	0.7%
Real Estate, Holding, Other Investment Offices		48	4.0%	172	1.1%
Services Summary		508	41.8%	4,934	31.9%
Hotels & Lodging		6	0.5%	33	0.2%
Automotive Services		52	4.3%	207	1.3%
Motion Pictures & Amusements		27	2.2%	220	1.4%
Health Services		28	2.3%	542	3.5%
Legal Services		15	1.2%	87	0.6%
Education Institutions & Libraries		29	2.4%	851	5.5%
Other Services		351	28.9%	2,995	19.4%
Government		40	3.3%	1,746	11.3%
Unclassified Establishments		25	2.1%	179	1.2%
Totals		1,215	100.0%	15,470	100.0%

**Source:** Copyright 2019 Infogroup, Inc. All rights reserved. Esri Total Residential Population forecasts for 2019.

**Date Note:** Data on the Business Summary report is calculated using **Esri's Data allocation method** which uses census block groups to allocate business summary data to custom areas.

July 14, 2019



## Business Summary

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Rings: 2 mile radii

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by NAICS Codes	Businesses		Employees	
	Number	Percent	Number	Percent
Agriculture, Forestry, Fishing & Hunting	2	0.2%	8	0.1%
Mining	0	0.0%	1	0.0%
Utilities	1	0.1%	35	0.2%
Construction	83	6.8%	538	3.5%
Manufacturing	52	4.3%	1,242	8.0%
Wholesale Trade	41	3.4%	1,567	10.1%
Retail Trade	202	16.6%	2,605	16.8%
Motor Vehicle & Parts Dealers	26	2.1%	426	2.8%
Furniture & Home Furnishings Stores	14	1.2%	145	0.9%
Electronics & Appliance Stores	14	1.2%	71	0.5%
Bldg Material & Garden Equipment & Supplies Dealers	18	1.5%	354	2.3%
Food & Beverage Stores	19	1.6%	111	0.7%
Health & Personal Care Stores	18	1.5%	106	0.7%
Gasoline Stations	12	1.0%	44	0.3%
Clothing & Clothing Accessories Stores	15	1.2%	66	0.4%
Sport Goods, Hobby, Book, & Music Stores	13	1.1%	102	0.7%
General Merchandise Stores	19	1.6%	871	5.6%
Miscellaneous Store Retailers	31	2.6%	266	1.7%
Nonstore Retailers	4	0.3%	43	0.3%
Transportation & Warehousing	19	1.6%	208	1.3%
Information	27	2.2%	436	2.8%
Finance & Insurance	83	6.8%	423	2.7%
Central Bank/Credit Intermediation & Related Activities	44	3.6%	290	1.9%
Securities, Commodity Contracts & Other Financial	7	0.6%	29	0.2%
Insurance Carriers & Related Activities; Funds, Trusts &	32	2.6%	104	0.7%
Real Estate, Rental & Leasing	61	5.0%	240	1.6%
Professional, Scientific & Tech Services	104	8.6%	902	5.8%
Legal Services	16	1.3%	92	0.6%
Management of Companies & Enterprises	0	0.0%	1	0.0%
Administrative & Support & Waste Management & Remediation	52	4.3%	292	1.9%
Educational Services	31	2.6%	864	5.6%
Health Care & Social Assistance	77	6.3%	1,738	11.2%
Arts, Entertainment & Recreation	23	1.9%	226	1.5%
Accommodation & Food Services	81	6.7%	1,308	8.5%
Accommodation	6	0.5%	33	0.2%
Food Services & Drinking Places	76	6.3%	1,274	8.2%
Other Services (except Public Administration)	209	17.2%	902	5.8%
Automotive Repair & Maintenance	41	3.4%	157	1.0%
Public Administration	41	3.4%	1,757	11.4%
Unclassified Establishments	25	2.1%	179	1.2%
Total	1,215	100.0%	15,470	100.0%

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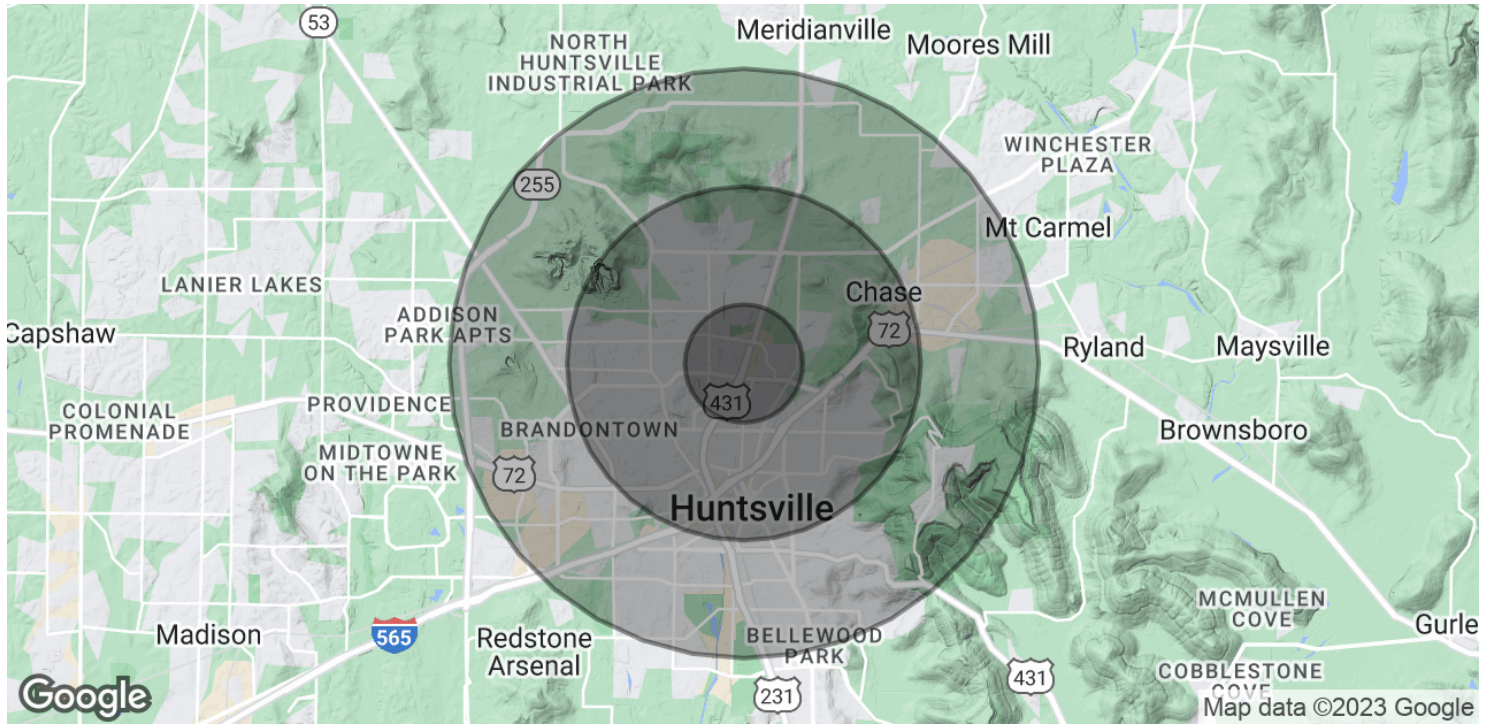
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DEMOGRAPHICS MAP & REPORT



## POPULATION

### 1 MILE

### 3 MILES

### 5 MILES

Total Population	6,973	52,352	114,231
Average age	34.3	35.6	36.1
Average age (Male)	30.4	32.4	34.6
Average age (Female)	38.3	37.9	37.0

## HOUSEHOLDS & INCOME

### 1 MILE

### 3 MILES

### 5 MILES

Total households	2,568	20,649	46,472
# of persons per HH	2.7	2.5	2.5
Average HH income	\$36,548	\$48,954	\$54,749
Average house value	\$98,993	\$231,802	\$212,158

\* Demographic data derived from 2020 ACS - US Census



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ADVISOR BIO 1



**TERRI DEAN, CCIM**

Broker/Owner

terri@deancre.com

Direct: 256.975.4716

AL #68080

## PROFESSIONAL BACKGROUND

Terri Dean is the Broker/Owner of Dean Commercial Real Estate, specializing in the sale and leasing of office/medical office properties as well as retail properties. She also specializes in hospitality and senior living facilities as well.

Terri's 17-year real estate career started out owning a residential company with her father, progressed to being a Qualifying Broker and running a nine-person office, to her current status of owning her own company.

The advantage of having been a licensed Administrator for Senior Living communities in Tennessee and Alabama gives her an extensive knowledge of this unique sector as well as a firm understanding of financial statements. Having grown up around the medical field where her father was a hospital administrator, Terri is comfortable with all aspects of the medical business world as well.

Dean Commercial Real Estate was founded on the principles of honesty and integrity as well as customer service. Terri believes in hard work and dedication to principles and is passionate about delivering top notch service.

## EDUCATION

Terri earned her Bachelor of Arts degree in International Business from Maryville College in Maryville, Tennessee. To complete her studies, she finished her study abroad at Universite Catholique de L'Ouest in Angers, France.

## MEMBERSHIPS

Alabama CCIM Chapter  
Enable Madison County – Immediate Past President of the Board of Directors  
Better Business Bureau of North Alabama Board of Directors  
Madison Chamber of Commerce  
Huntsville/Madison County Chamber of Commerce

National Society Daughters of the American Revolution  
National Society United States Daughters of 1812



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