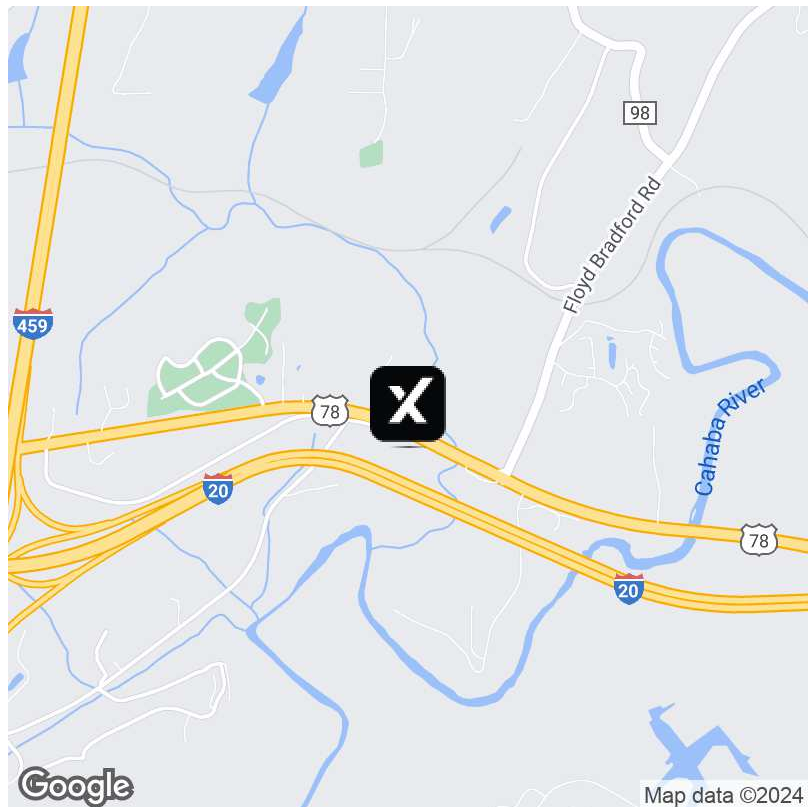


FOR SALE | 5.62 Acres in Irondale AI Opportunity Zone

5873 & 5877 US Hwy 78, Irondale, AL 35210



Offering Summary

Sale Price:	\$375,000
Available SF:	
Lot Size:	5.62 Acres
Price / Acre:	\$66,726
Market:	BHM
Submarket:	Jefferson County

Property Overview

Explore an outstanding investment opportunity in the thriving BHM area with this property located at 5873 & 5877 US Hwy 78, Irondale, AL, 35210. Boasting convenient access to nearby utilities, this parcel of land is primed and ready for development, offering an enticing prospect for a retail investor looking to capitalize on its potential. Priced competitively for a quick sale and situated within an Opportunity Zone, this property presents a lucrative opportunity to establish a presence in a high-demand market. With utilities nearby and a strategic location, this property is positioned as an ideal option for leveraging the growth opportunities in the bustling BHM area.

Property Highlights

- - Prime location in the thriving BHM area
- - Close proximity to essential utilities
- - Ideal for immediate development
- - Competitive pricing for a quick sale
- - Situated within an Opportunity Zone for investment benefits

Keith Andrews, CCIM

205.451.8889

keith.andrews@expcommercial.com



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Total 5.62 acres

Parcel I Birmingham. Zoned A-1.

Parcel II Jefferson Co. C-1 for about 210' depth from Hwy. 78.
R-4 behind to I-20 ROW.

\$375,000 \$1.53/ft

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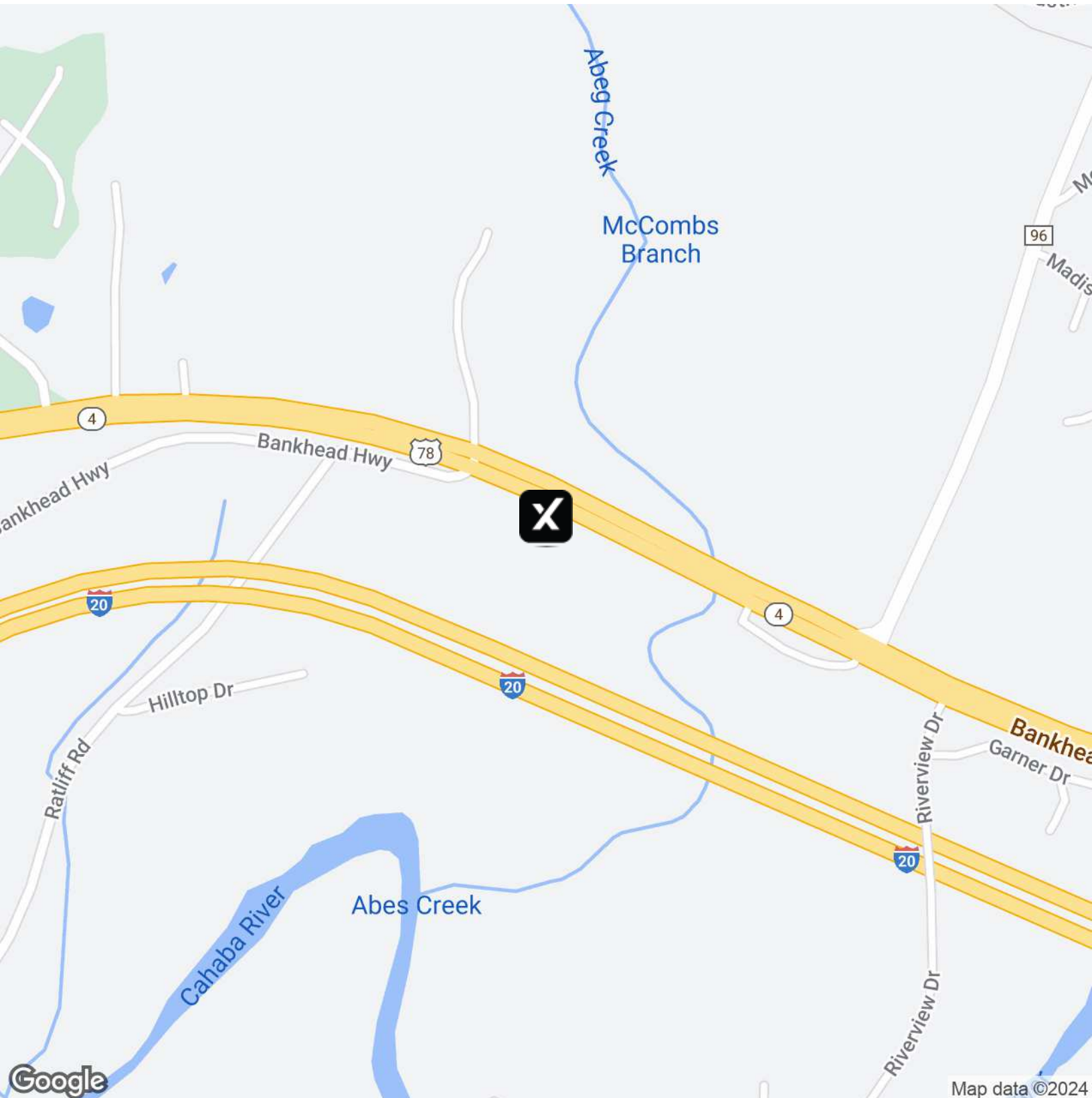
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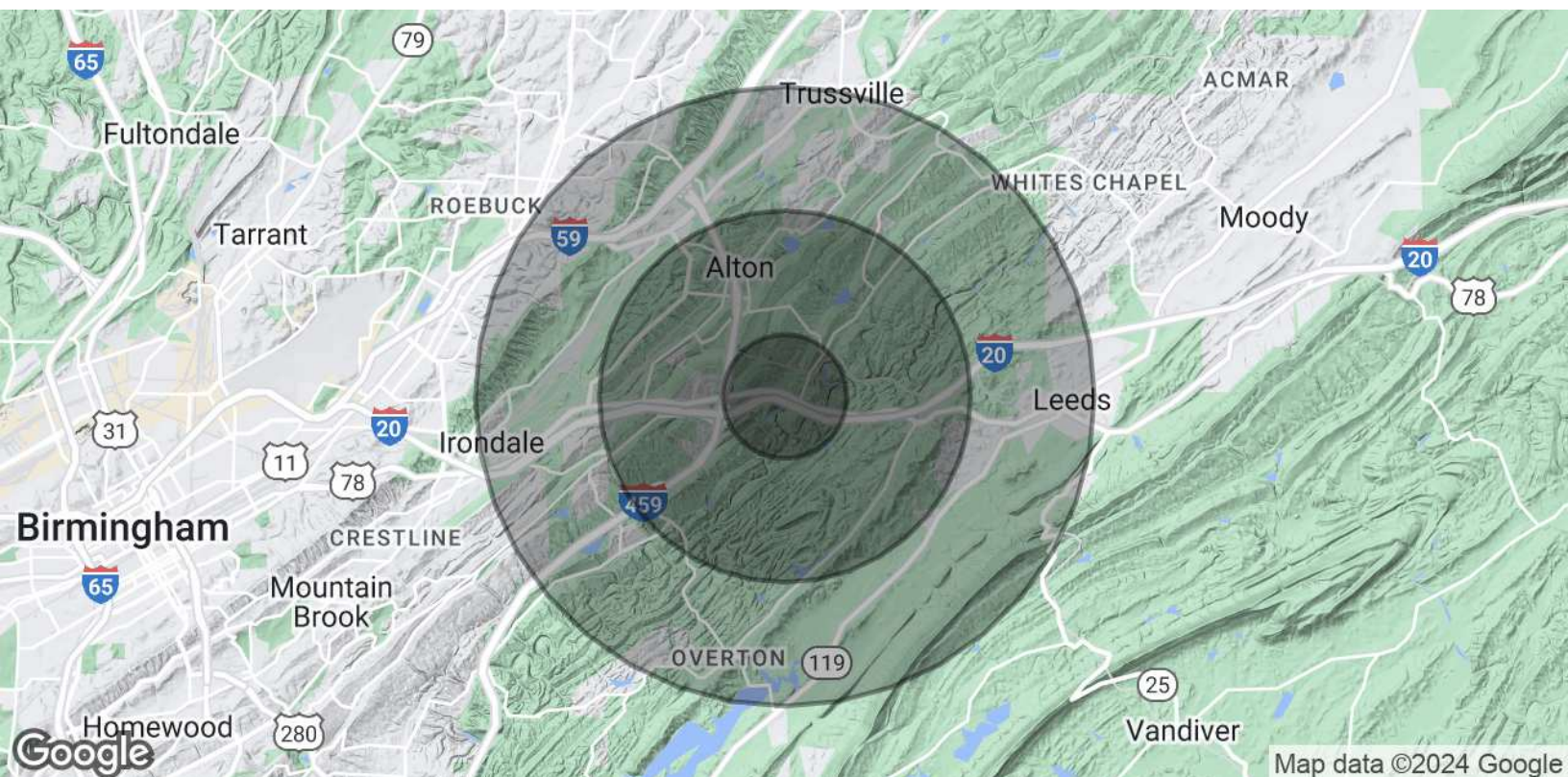
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Population	1 Mile	3 Miles	5 Miles
Total Population	233	3,498	12,352
Average Age	35.5	38.2	39.9
Average Age (Male)	35.6	36.9	38.3
Average Age (Female)	35.4	40.8	43.2

Households & Income	1 Mile	3 Miles	5 Miles
Total Households	85	1,418	5,186
# of Persons per HH	2.7	2.5	2.4
Average HH Income	\$64,811	\$65,301	\$66,691
Average House Value	\$167,200	\$166,141	\$166,031

* Demographic data derived from 2020 ACS - US Census

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