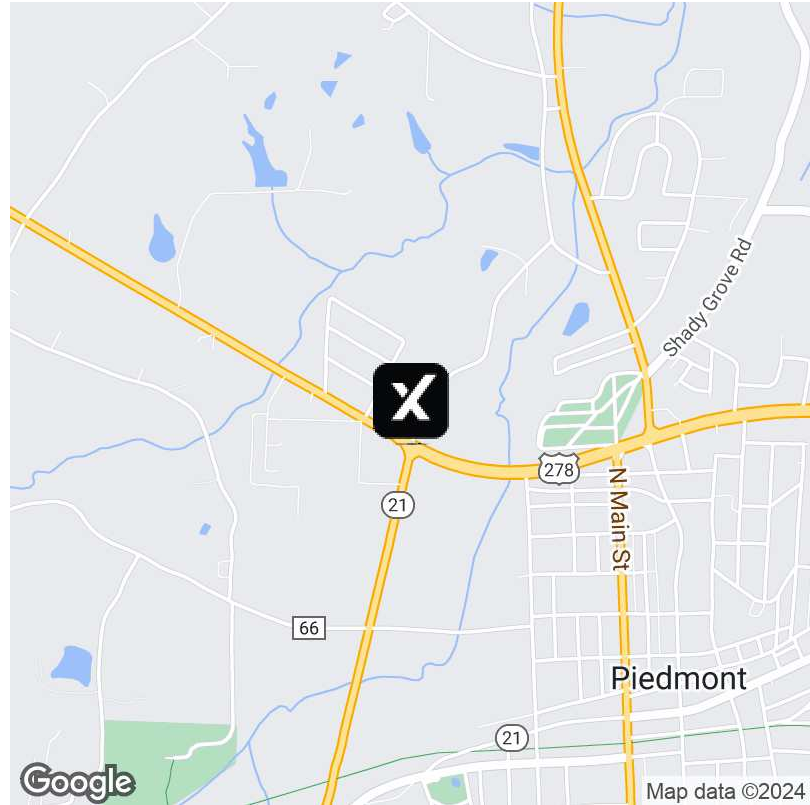
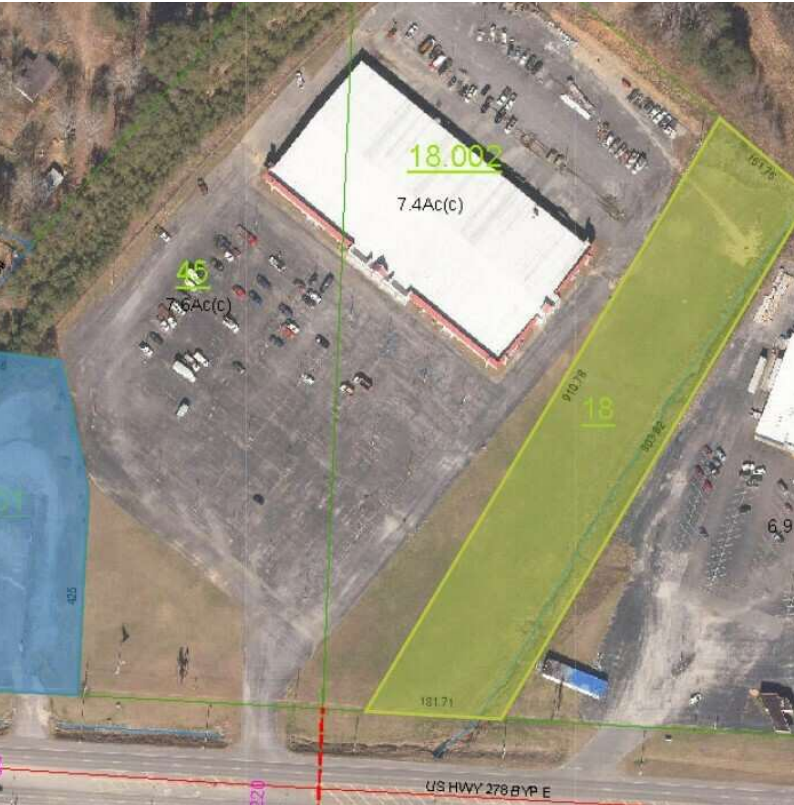


FOR SALE | 2.75 Acre Lot- Hwy 278 Frontage -4 Lane

600 US Highway 278 E Bypass, Piedmont, AL 36272



Offering Summary

Available SF:

Lot Size: 2.75 Acres

Price / Acre: \$52,727

Zoning: Commercial

Market: Anniston - Oxford

Submarket: Gadsden

Traffic Count: 6,276

Property Overview

2.75 Acre Lot located on heavily travelled US Hwy 278 in Piedmont with designated turn lane.. 6276 Daily Avg Traffic, Numerous possibilities available for this fast growing community between Gadsden and Anniston and close to JSU campus. Several restaurants close by, QSR, shopping, grocery stores, DG, and more. Chief Ladiga Trail runs thru Piedmont (part of the longest paved rail trail in the US.) Former Hardees Building & 2.75 acres close by \$299,000.

Property Highlights

Marsha Whisenhunt

256.302.2822

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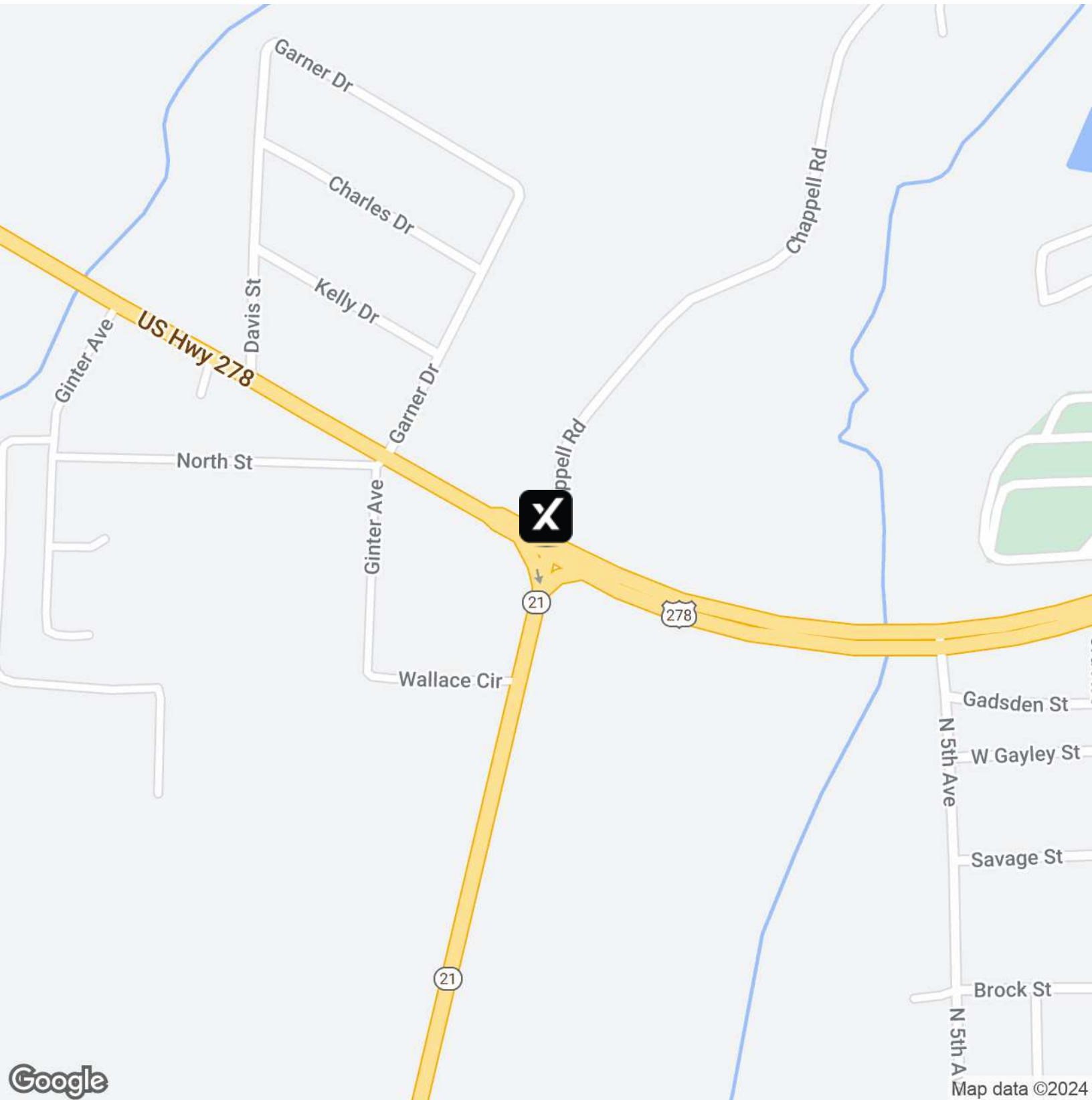


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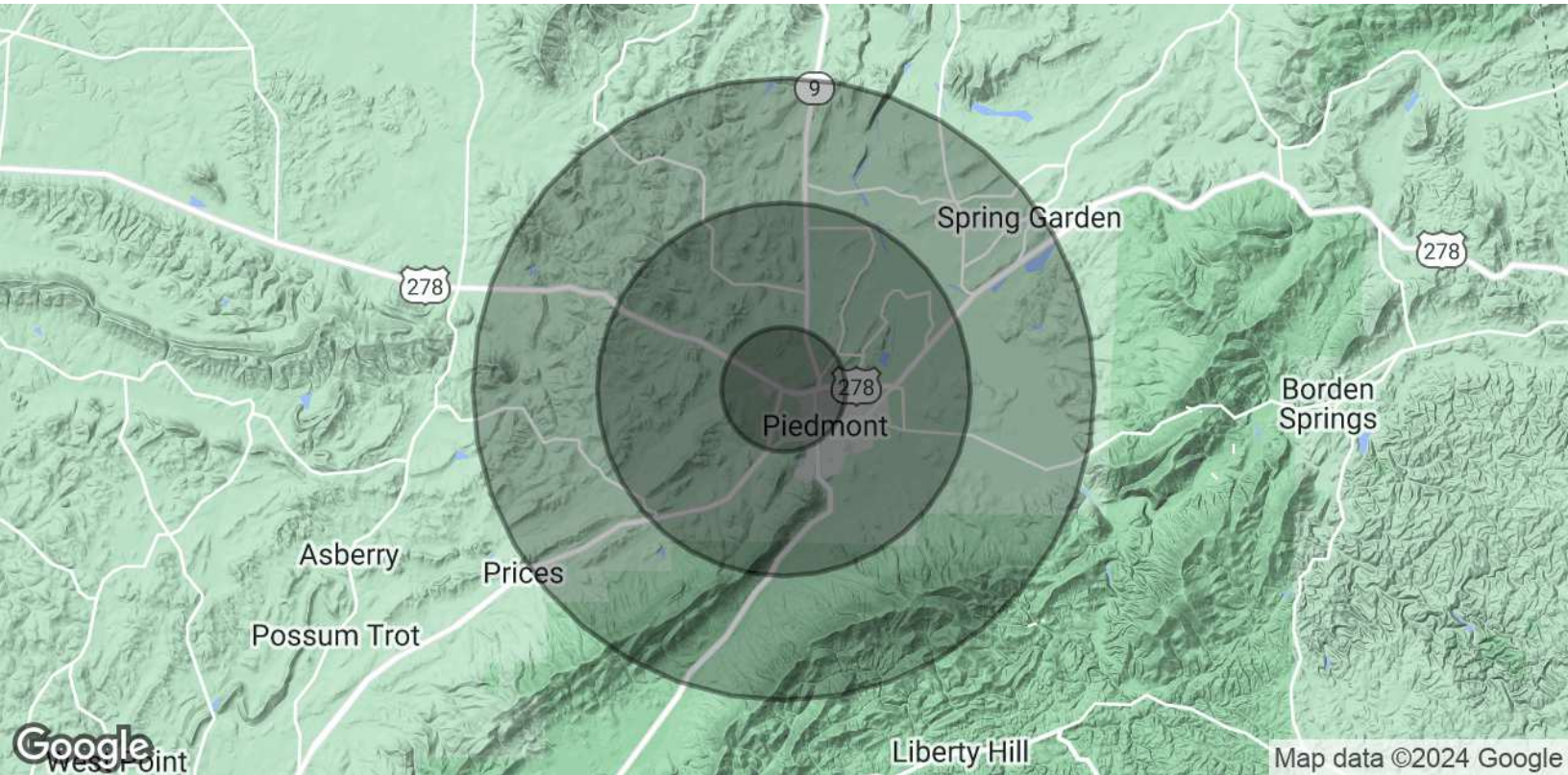
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FOR SALE

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Population	1 Mile	3 Miles	5 Miles
Total Population	1,150	4,401	6,543
Average Age	31.2	38.2	40.7
Average Age (Male)	31.3	37.7	39.0
Average Age (Female)	31.8	39.8	42.6

Households & Income	1 Mile	3 Miles	5 Miles
Total Households	619	2,382	3,408
# of Persons per HH	1.9	1.8	1.9
Average HH Income	\$37,768	\$42,147	\$46,085
Average House Value	\$71,594	\$90,337	\$99,183

2020 American Community Survey (ACS)

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