

3521 HAYNEVILLE RD. | RETAIL PROPERTY FOR SALE

EXECUTIVE SUMMARY



OFFERING SUMMARY

Sale Price:	\$130,000
Building Size:	900 SF
Available SF:	900 SF
Lot Size:	2 Acres
Price / SF:	\$144.44
Zoning:	Commercial

PROPERTY OVERVIEW

40 x 30 900+/- sqft commercial metal building with a 12 ft. roll up door, with one bathroom, and an office. Currently operating as an upholstery shop. Outside storage shed will remain. Additional land lot parcel number 11 05 21 4 004 013, 1.26 +/- acres included in the sale. For more information or to schedule your tour contact Kimberly Johnson at 334-439-8564.

PROPERTY HIGHLIGHTS

- 900 SF building
- Zoned Commercial
- Prime Montgomery location
- High visibility
- Ample parking space
- Versatile layout
- Well-maintained property
- Proximity to major transportation routes
- Ideal for retail or office use
- Established area with strong community presence

PAUL HODGES

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**THE RIGHT PLACE.
THE RIGHT SPACE.**

*All information is from sources deemed reliable, but no warranty is made as to the accuracy thereof and same is submitted subject to errors, omissions, change of price, or other conditions, such as prior sales or withdrawal without notice by Hodges Commercial Real Estate, Inc. or the Owner.

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ADDITIONAL PHOTOS



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AERIAL MAP



Hodges

Commercial Real Estate



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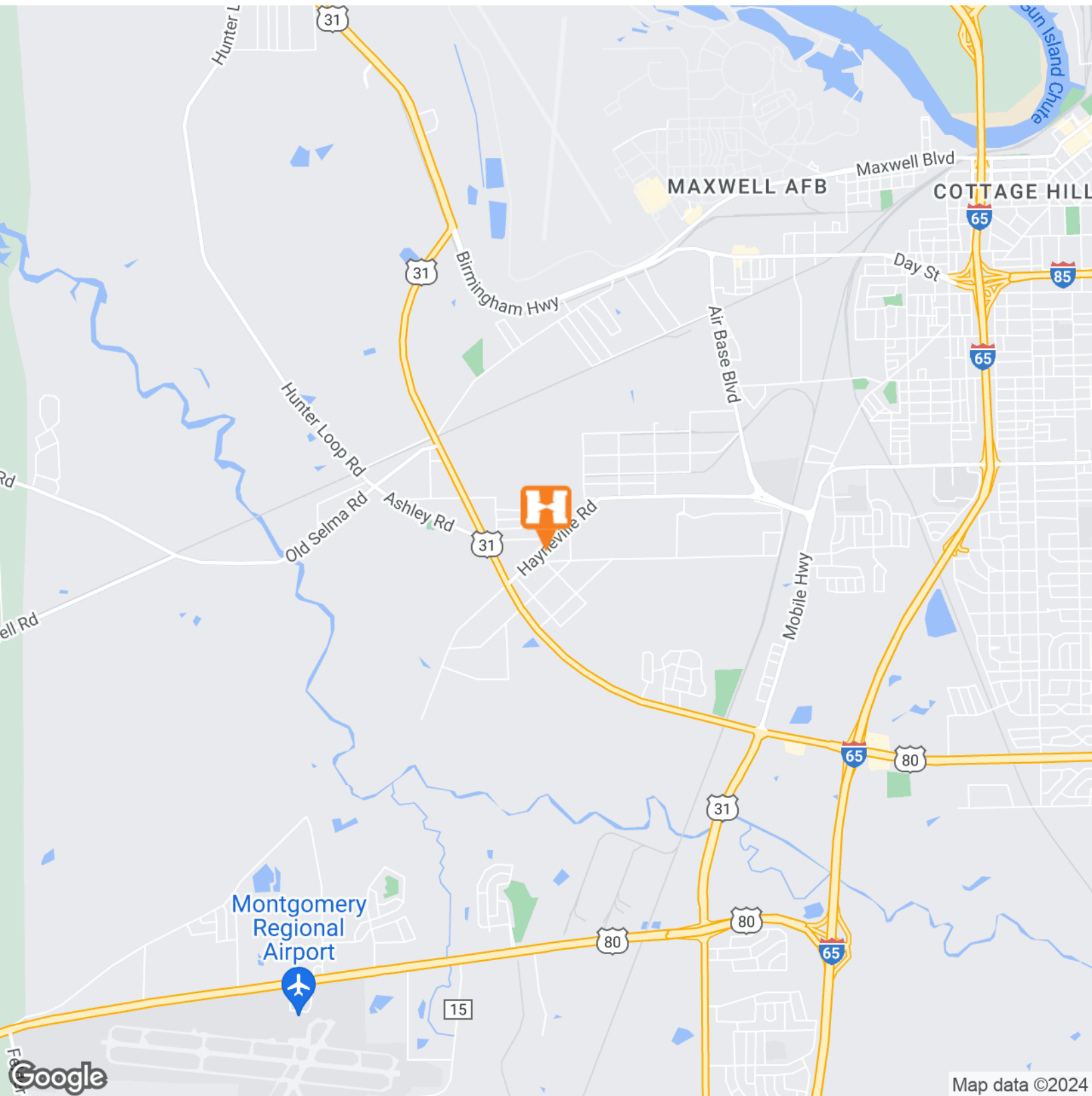
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LOCATION MAP



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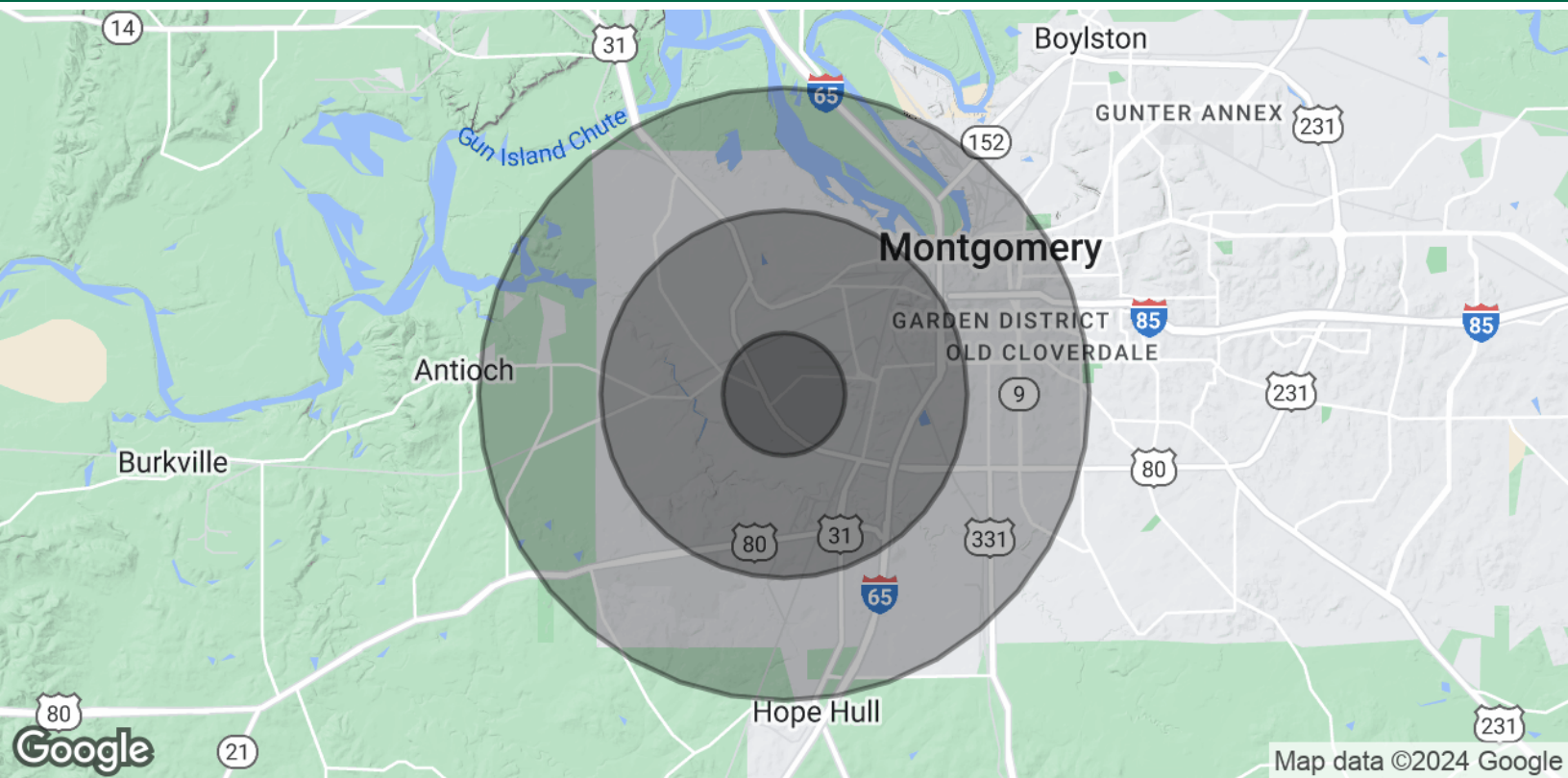
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DEMOGRAPHICS MAP & REPORT



POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	734	15,270	44,436
Average Age	41.7	42.8	39.4
Average Age (Male)	37.6	37.2	35.4
Average Age (Female)	39.0	45.1	42.7

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	486	8,286	22,234
# of Persons per HH	1.5	1.8	2.0
Average HH Income	\$35,024	\$26,155	\$38,819
Average House Value	\$121,228	\$72,448	\$98,780

2020 American Community Survey (ACS)

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