

1131 COLISEUM BLVD

MONTGOMERY, AL 36110

## Executive Summary



### OFFERING SUMMARY

Sale Price: \$325,000

Lot Size: 0.55 Acres

Building Size: 2,400

Zoning: B-2 Business District

Price / SF: \$135.42

### PROPERTY HIGHLIGHTS

- 0.1 MILES FROM CONG.W L DICKINSON DR.
- 1.1 MILE FROM NORTHERN BLVD.
- 3.0 MILES FROM I-85 AND 5.3 MILES FROM I-65
- FENCED YARD
- ON-SITE PARKING FOR EMPLOYEES & CUSTOMERS
- 7.8 MILES FROM MAXWELL AIR FORCE BASE: SERVING 25,000 ACTIVE DUTY, GUARD, RESERVES, CONTRACTORS, AND RETIREES. THE AIR FORCE UNIVERSITY IS ATTENDED BY 20,000 ANNUALLY.
- TRAFFIC COUNTS OF 15,180 ± AADT

### DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total Households	2,358	18,737	41,112
Total Population	6,244	47,471	105,315
Average HH Income	\$50,649	\$48,214	\$57,035

JON MASTERS, CCIM

334.387.2724  
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MOORE COMPANY REALTY

312 Catoma St #200, Montgomery, AL 36104  
334.262.1958 | moorecompanyrealty.com



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Retail Map



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