

FOR SALE

# 24.1-ACRE DEVELOPMENT SITE

Prime Location

1800 Slaughter Road  
Madison, Alabama

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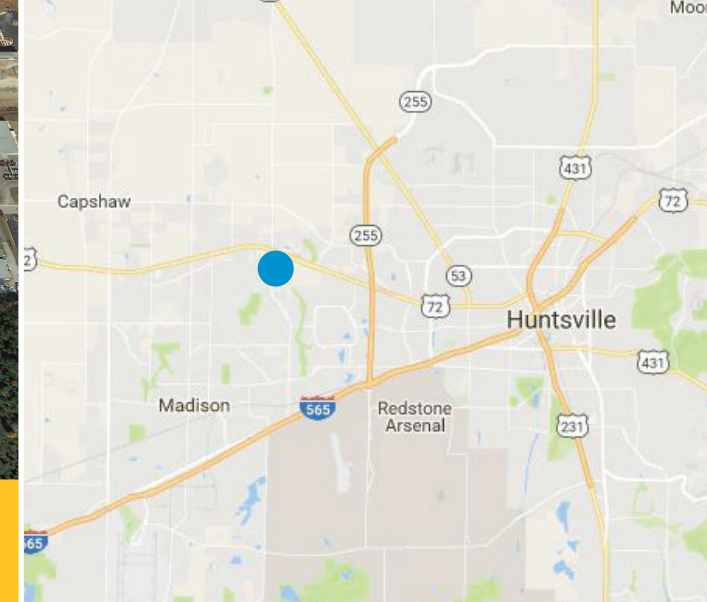
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1800 Slaughter Road, Madison, AL 35758

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## Location

Located on Slaughter Road, just south of Highway 72 West

## Traffic Counts

- > 9,100 VPD (Slaughter Rd)
- > 45,000 VPD (US Highway 72)

## Property Details

- > Conveniently located off of Highway 72 and only 2 miles from Cumming Research Park
- > Existing Trailer Park and Mini Storage on the property with short term leases
- > 885 feet of frontage on Slaughter Road
- > 4 separate parcels zoned C-4 and PID

## Demographics

	POPULATION	MEDIAN INCOME
3 Mile	37,395	\$87,792
5 Mile	102,059	\$76,655
10 Mile	248,489	\$54,824

## Property Overview

- > Site Size: ± 24.1 acres
- > Sale Price: \$3.15MM (\$3.00 PSF)

## Contact Us

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