



JOHN STANLEY  
&  
ASSOCIATES

COMMERCIAL REAL ESTATE



**Ida Belle Young Properties**  
East Blvd & Central Pkwy  
Montgomery, AL

**FOR SALE**

- **Seller:** Regions Bank as Trustee of the Ida Belle Young Revocable Trust
- **Sale Prices:** \$1.30/S.F. - \$3.30/S.F.
- **Land Sizes:** Various Sizes
- **Zoning:** B-3 and O-1
- **Current Use:** Undeveloped Land
- **Best Use:** Commercial/Office
- **Visibility:** Excellent
- **Listing Type:** Exclusive

**PROPERTIES OF THE IDA BELLE YOUNG ESTATE**  
Prices Reduced! Parcels of land, zoned B-3 & O-1, located on East Boulevard and Central Parkway, Montgomery, Alabama. Each parcel is separately priced and offered as entire parcels. Excellent sites for retail, office, commercial, church and school use. Contact John Stanley, CCIM, for more information at (334) 271-2475.



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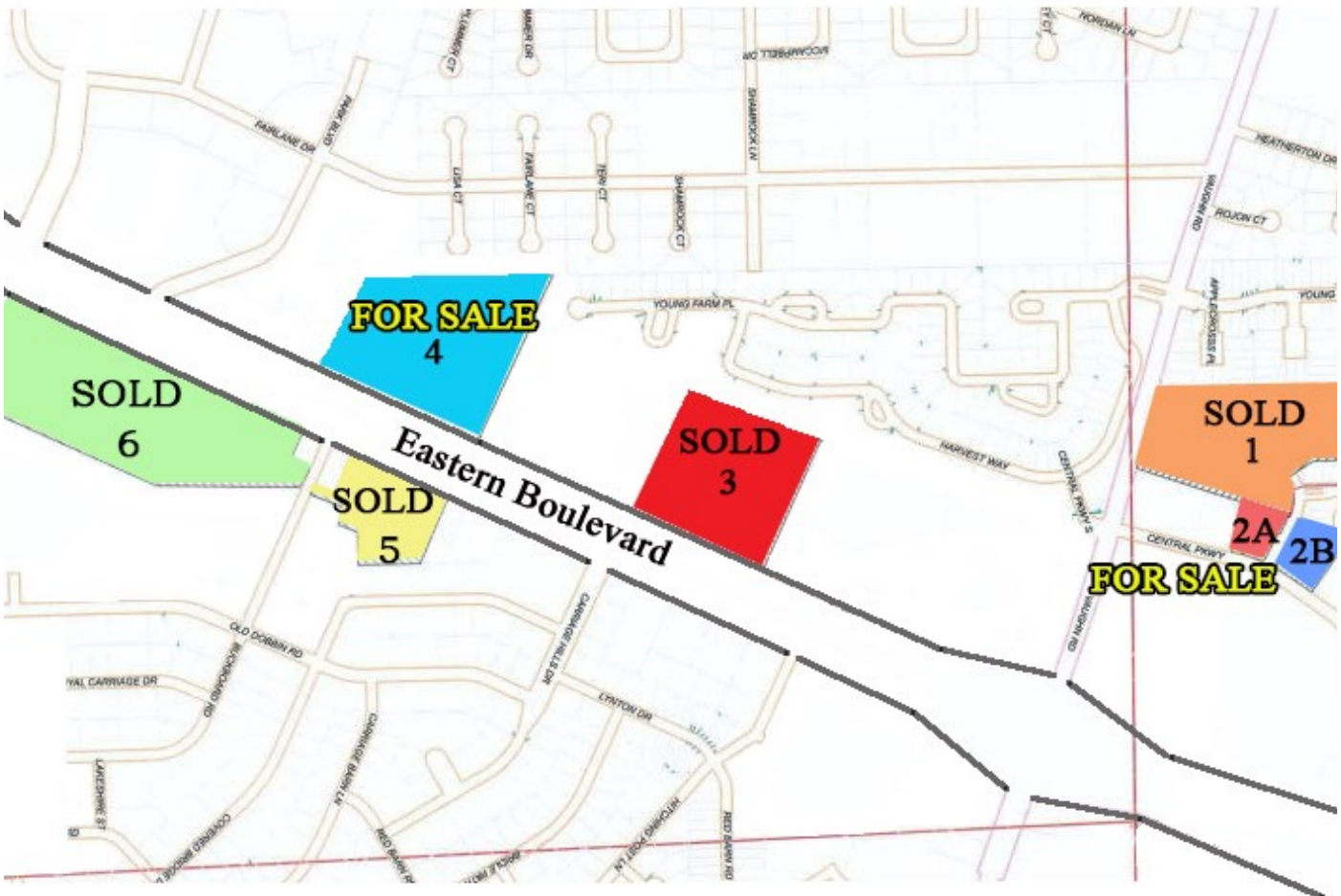
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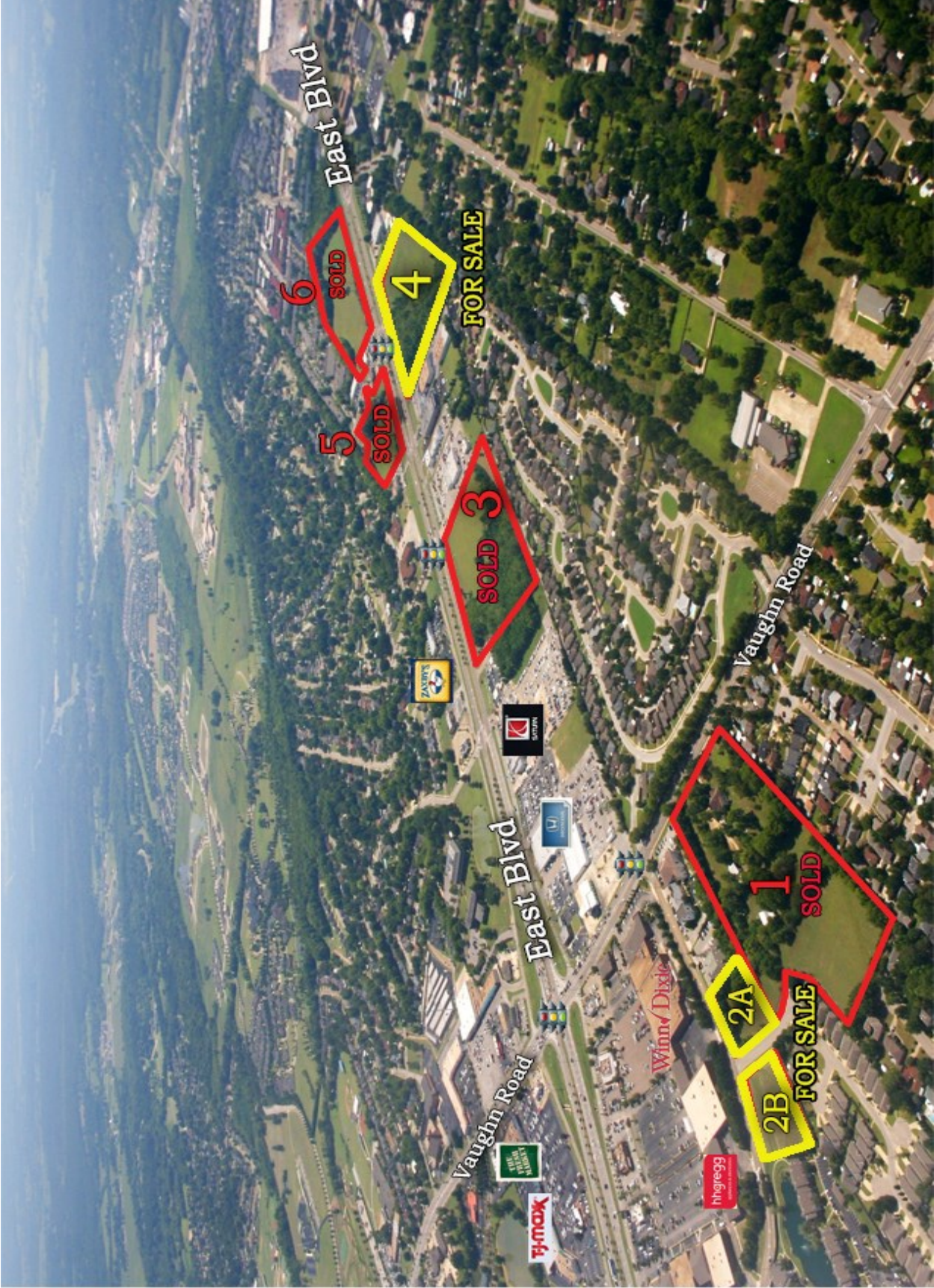
# Ida Belle Young Properties

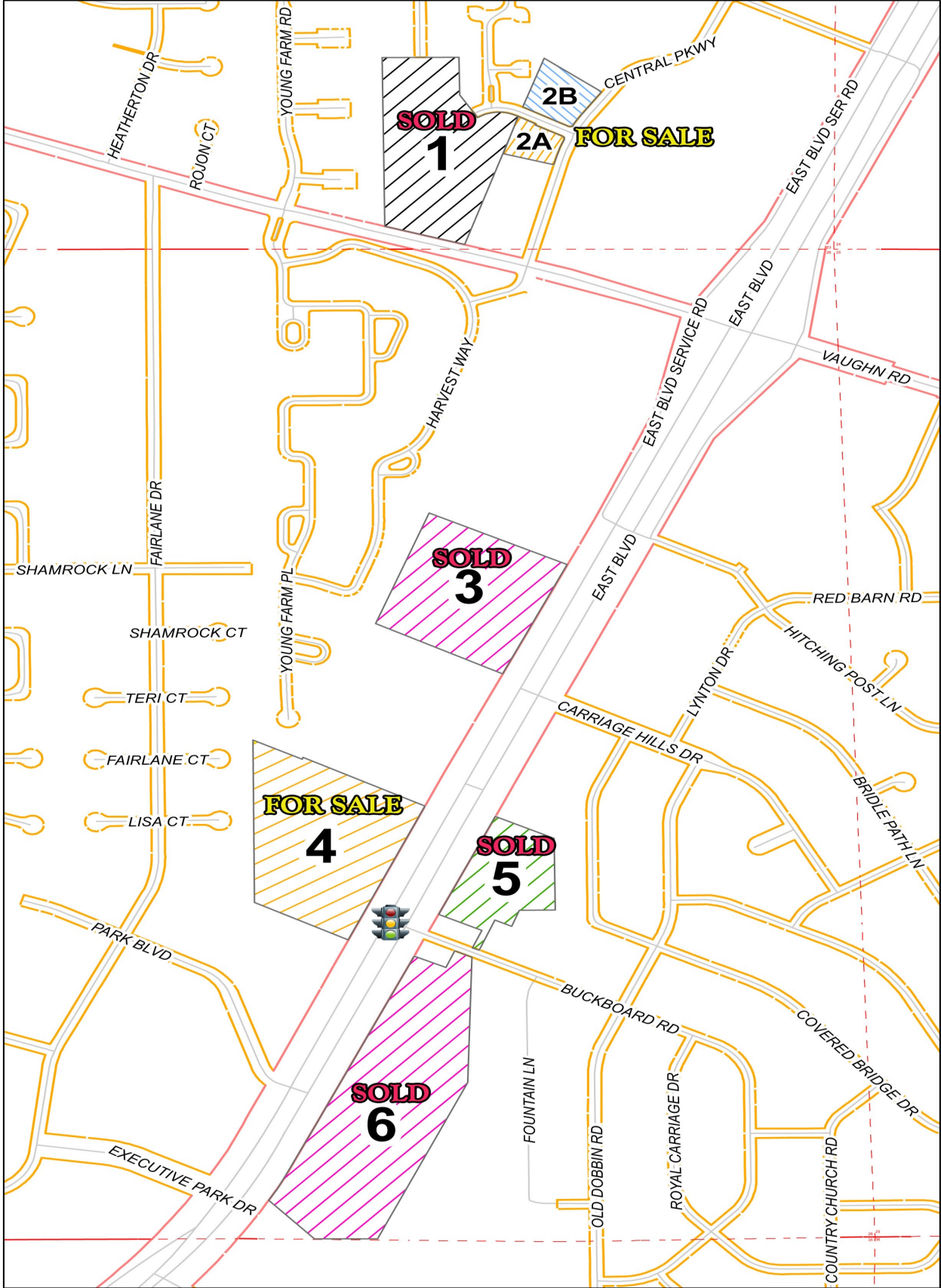
## Montgomery, Alabama

(Prices as of June 12, 2023)

ID	Location	Zoning	Size	Price
1	4525 Vaughn Road	O-1	+ 9.772 Acres	<b>SOLD</b>
2A	Central Parkway	O-1	+ 41,038 S.F.	\$ 3.30/S.F.
2B	Central Parkway	O-1	+ 68,712 S.F.	\$ 3.00/S.F.
3	East Boulevard	B-3	+ 9.614 Acres	<b>SOLD</b>
4	East Boulevard	B-3	+ 11.783 Acres	\$ 675,000.00
5	East Boulevard	B-3	+ 3.956 Acres	<b>SOLD</b>
6	East Boulevard	B-3	+ 16.477 Acres	<b>SOLD</b>

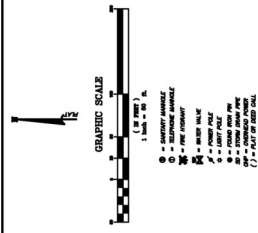
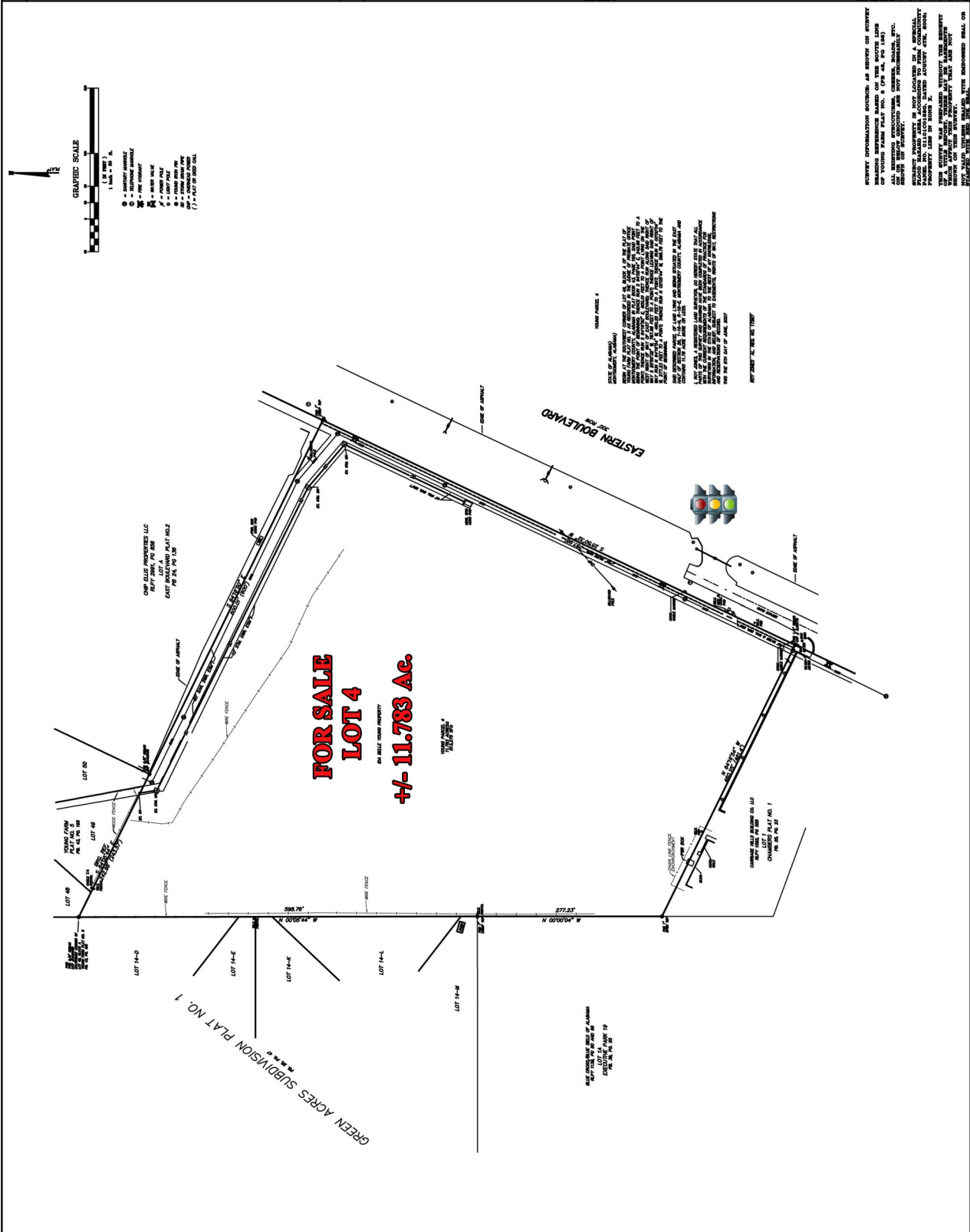








NO.	1	DESCRIPTION	DATE
1	1	YOUNG PROPERTY NORTH OF CHAMBERS PLAT NO. 1 - EASTERN BOULEVARD	11/21/2017
2	2	YOUNG PARCEL #4	11/21/2017
3	3	BOUNDARY SURVEY	11/21/2017
4	4	GOODWYN, MILLS AND CAWOOD, Inc.	11/21/2017
5	5		
6	6		
7	7		
8	8		
9	9		
10	10		
11	11		
12	12		



THIS INFORMATION CONTAINS AN ABSTRACT OF TITLE AND SHOULD NOT BE USED AS A SUBSTITUTE FOR A COMPLETE TITLE SEARCH. THE SURVEYOR HAS NOT CONDUCTED A TITLE SEARCH AND IS NOT GUARANTEEING THE ACCURACY OF THE INFORMATION CONTAINED HEREIN. THE SURVEYOR HAS CONDUCTED A VISUAL INSPECTION OF THE PROPERTY AND HAS FOUND NO EVIDENCE OF ANY ENCUMBRANCES, EASEMENTS, OR OTHER INTERESTS THAT COULD AFFECT THE TITLE TO THE PROPERTY. THE SURVEYOR HAS NOT BEEN ADVISED OF ANY SUCH INTERESTS AND IS NOT RESPONSIBLE FOR ANY SUCH INTERESTS THAT MAY EXIST. THE SURVEYOR HAS NOT BEEN ADVISED OF ANY SUCH INTERESTS AND IS NOT RESPONSIBLE FOR ANY SUCH INTERESTS THAT MAY EXIST. THE SURVEYOR HAS NOT BEEN ADVISED OF ANY SUCH INTERESTS AND IS NOT RESPONSIBLE FOR ANY SUCH INTERESTS THAT MAY EXIST.

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