



JOHN STANLEY
&
ASSOCIATES

COMMERCIAL REAL ESTATE



**± 9.47 Acres - East Boulevard
Montgomery, AL 36116**

FOR SALE

- **Sale Price:** \$650,000.00
- **Land Size:** ± 9.47 Acres
- **Zoning:** B-3 (Highway Commercial)
- **Traffic Count:** 40,014 (2023 AADT)
- **Best Use:** Commercial, Automotive, Warehouse
- **Visibility:** Excellent
- **Possession:** Immediate
- **Listing Type:** Exclusive

PRICED TO SELL!

Excellent commercial lot with ± 652' of frontage on East Boulevard. Adjacent property owners include Montgomery Subaru, McConnell Honda and McConnell Acura. **SALE PRICE DOES NOT INCLUDE THE EXISTING BILLBOARD.** Contact John Stanley, CCIM, for more information at (334) 271-2475.



John Stanley, CCIM
John Stanley & Associates, Inc.
4747 Woodmere Boulevard
Montgomery, AL 36106
(334) 271-2475 voice
(334) 271-2421 fax
istanley@johnstanleyassociates.com
www.johnstanleyassociates.com



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