



JOHN STANLEY  
&  
ASSOCIATES

COMMERCIAL REAL ESTATE



## Atlanta Highway/U.S. 80 Property Montgomery, AL 36117

# FOR SALE

<b>Listed Price</b>	See Price List
<b>Land Size</b>	Parcel 1 +/- 6.46 Ac. Parcel 1A <b>Sold</b> Parcel 2 +/- 11.38 Ac. Parcel 2A +/- 1.37 Ac. Parcel 2B <b>Sale Pending</b> Parcel 3 +/- 2.55 Ac. Parcel 4 +/- 1.78 Ac.
<b>Interstate</b>	I-85 (Exit 11)
<b>Zoning</b>	B-2 & B-3 (Highway Commercial)
<b>Best Use</b>	Retail/Bank/Restaurant/Church
<b>Accessibility</b>	Excellent
<b>Listing Type</b>	Exclusive

### Price to Sell!

Approximately 24 acres of B-2 and B-3 zoned property located on Atlanta Highway/U.S. 80. OWNER WILL SUBDIVIDE. Excellent location for restaurant, commercial, retail, office, church or school use. Call John Stanley, CCIM, for more information at (334) 271-2475.



**John C. Stanley, CCIM**  
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## PRICING SCHEDULE

(As of 12/17/25)

Parcel	Zoning	Approx. Size	Listed Price
1	B-3	+/- 6.46 Ac.	\$4.00/S.F.
1A	B-3	+/- 72,800 S.F.	<b>Sold</b>
2	B-3	+/- 11.38 Ac.	\$4.00/S.F.
2A	B-3	+/- 1.37 Ac.	\$10.00/S.F.
2B	B-3	+/- 2.79 Ac.	<b>Sale Pending</b>
3	B-2	+/- 2.55 Ac.	\$2.50/S.F.
4	B-2	+/- 1.78 Ac.	\$2.50/S.F.

### NOTES

1. Parcel 2A may be increased in size.
2. All lots subject to Covenants and Restrictions.







