



1.64 ACRES FOR SALE

SALE PRICE: \$475,000 (\$6.65 PSF)

612 GEORGE WALLACE DRIVE, GADSDEN, ALABAMA 35903



retail SPECIALISTS

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○ AVAILABLE FOR SALE

- 1.64 ACRES NEXT DOOR TO LOWE'S AND ACADEMY SPORTS IN GADSDEN, ALABAMA
- SALE PRICE: \$475,000 (\$6.65 PSF)
- NEARBY RETAILERS INCLUDE BELK, SEARS, JCPENNEY, GADSDEN PREMIERE CINEMA, WALMART SUPERCENTER, TJ MAXX, ALDI, PETCO, HOBBY LOBBY, DOLLAR TREE AND OTHERS

○ DEMOGRAPHICS (2016)

	3 MILES	5 MILES	7 MILES
POPULATION	27,644	51,974	66,296
MEDIAN HH INCOME	\$31,924	\$37,518	\$40,225
DAYTIME POP	26,848	35,203	39,248

*Traffic counts - ALDOT 2016

*Demographics - SitesUSA 2016

