

+/- 3.1 ACRES FOR SALE

Decatur, AL 35601



PROPERTY DESCRIPTION

Introducing a prime investment opportunity located at 2603 Gordon Terry Parkway in Decatur, AL. This industrial property boasts a strategic location in the thriving Decatur area, offering ease of access to key transportation routes and logistics hubs. The site provides ample space for potential industrial development, with convenient utilities and infrastructure in place. Positioned for success, this property presents a compelling proposition for land and industrial investors seeking a promising asset with strong growth potential. Parcel cannot be subdivided.

PROPERTY HIGHLIGHTS

- Strategic location for industrial development
- Convenient access to transportation routes
- Proximity to key industrial and commercial centers
- Opportunity for customized development plans
- Adjacent to established industrial facilities
- Convenient access to transportation routes
- Strong infrastructure and utilities in place

OFFERING SUMMARY

Sale Price:	\$397,000
Lease Rate:	\$2,000.00 per month (Ground)
Available SF:	3.1 Acres
Lot Size:	3.1 Acres

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	8	283	669
Total Population	19	673	1,592
Average HH Income	\$79,504	\$91,224	\$86,338

For More Information, Please Contact:

PAULA PRESTWOOD

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Commercial Agent
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GATEWAY COMMERCIAL BROKERAGE, INC.

300 Market St NE, Suite 3, Decatur, AL 35601
256.355.0721
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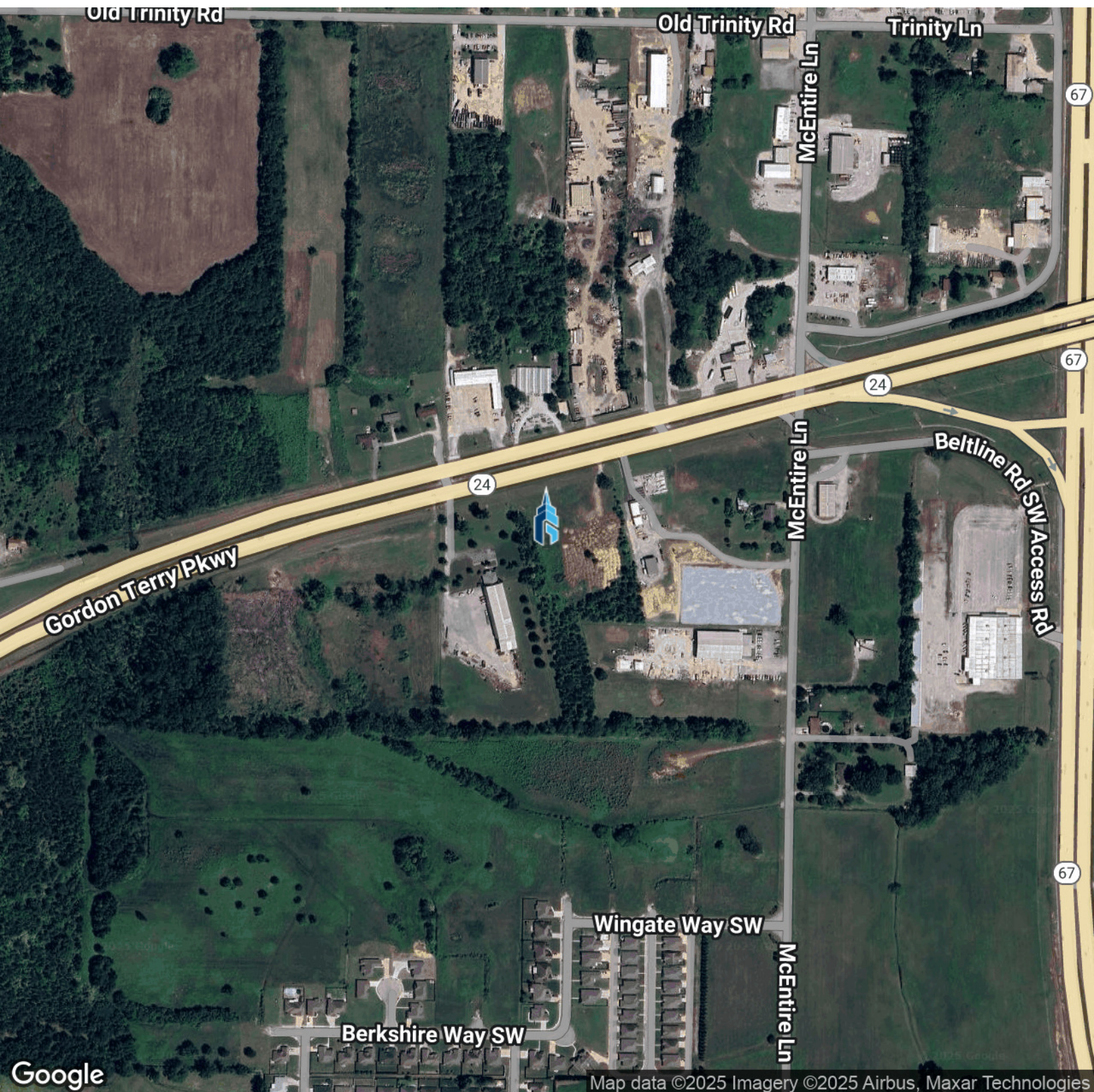
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