HWY 72 & NANCE ROAD PARCELS

7609 & 7619 Highway 72 W , Madison, AL 35758

EXECUTIVE SUMMARY



LOCATION OVERVIEW

Located in one of the fastest growing areas in Alabama. The City of Madison is included in the Huntsville MSA, the second largest in the state.



PROPERTY HIGHLIGHTS

- Available: 0.4 up to 0.8 parcels
- Trade area demographics reflect high income and secondary education.
- Area retailers include Kohl's, Home Depot, TJ Maxx, Publix, Starbucks, Outback Restaurant, and many more
- No zoning restrictions imposed by the Madison County
- Retail, medical office, single family, and multifamily developments happening in the trade area.
- Traffic Count: 51,370 AADT, Highway 72

DEMOGRAPHICS

	1 MILE	5 MILES	10 MILES
Population	3,887	425,040	94,686
Households	1,710	16,538	37,317
Median HH Income (\$)	81,595	85,269	77,174

EXCLUSIVE AGENT(S)

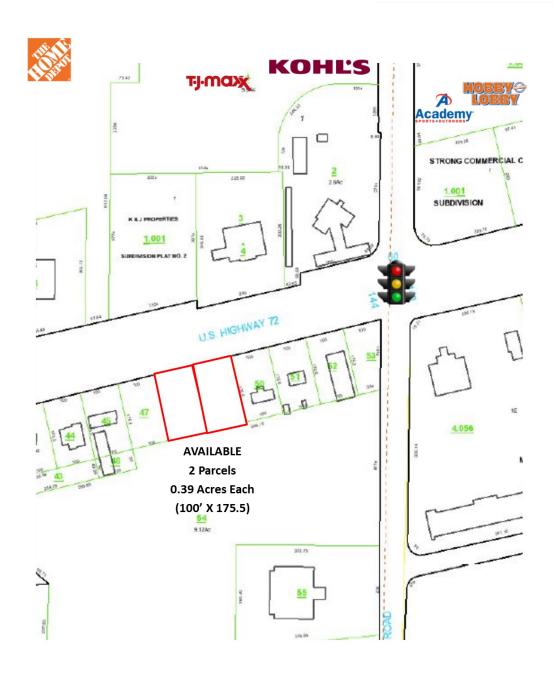
DON BECK • don.beck@tscg.com • 256.534.7555



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SITE PLAN



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