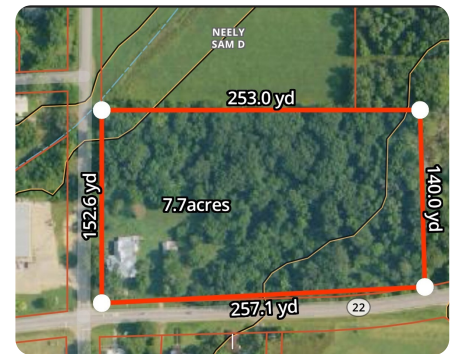




Commercial Development Property in Heart of Blackbelt

7.7 +/- Acres | Dallas County, AL | \$394,750



ADDRESS

NE intersection of Main Street and Boundary Street
Orrville, AL 36767

LOCATION

NE Corner of Alabama Highway 22 (Main Street) & Dallas County Road 33 (Boundary Street) at 4-way stop.

PROPERTY SUMMARY

Ideal commercial development property in the Heart of the Blackbelt. Located on the corner of busy Highway 22, Orrville, AL in Dallas County.

Perfectly suited for a fuel/truck stop with eatery to service the 3,500+/- vehicles that travel through the intersection daily. Semi-trucks being a significant percentage of the vehicles surveyed by the Alabama DOT. As well a car wash or a multi-family development. The topography of the land is flat with a naturally draining grade. No restrictions for zoning. Three phase power supplied by Alabama Power Co. The property is located adjacent to Family Dollar/Dollar Tree on one corner and Dollar General on the other.

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