

MONTGOMERY AL | BUILDING FOR SALE

1580 EAST ANN STREET



Hodges

Commercial Real Estate



OFFERING SUMMARY

Sale Price:	\$55,000
Building Size:	+/- 1,216 SF
Available SF:	
Lot Size:	
Price / SF:	\$45.23
Year Built:	1950
Zoning:	Residential

PROPERTY OVERVIEW

This 1,216 +/- SF house is close to all the action! Zoned residential, however it is surrounded by lots of commerce!!! Could possibly be rezoned for commercial use. Call Chris Palmer or our office here at Hodges for more information or even schedule a private viewing!

Chris Palmer: 334-322-7283
Office Phone: 334-495-8888

PROPERTY HIGHLIGHTS

- Ample Parking
- 3 bedroom/ office area
- Separate living room/ waiting area
- Separate dining room/ reception area
- Central heat & air
- Separate kitchen/bedroom

PAUL HODGES

paul.hodges@hodgeswarehouse.com
334.495.8888

THE RIGHT PLACE.
THE RIGHT SPACE.

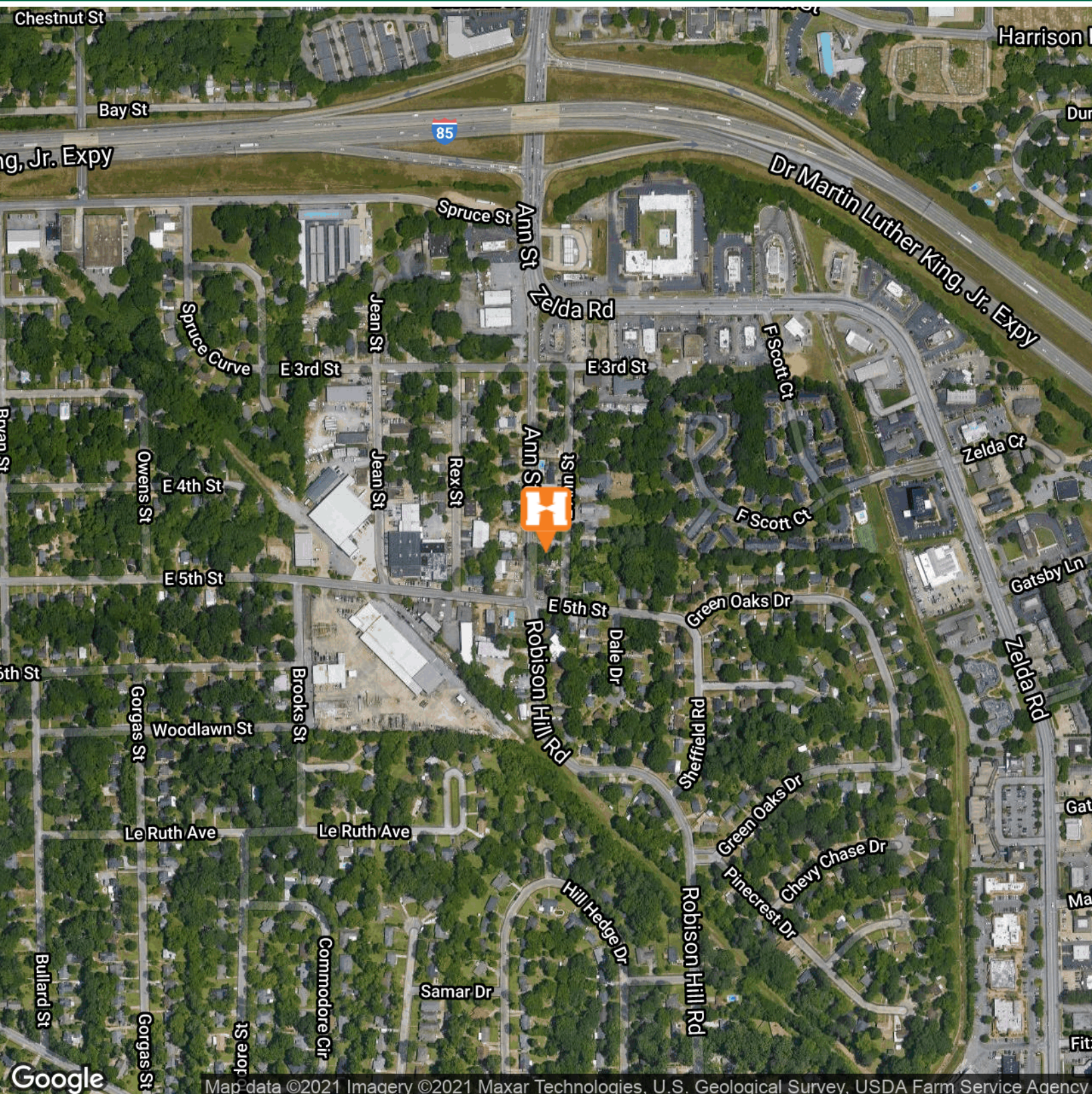
*All information is from sources deemed reliable, but no warranty is made as to the accuracy thereof and same is submitted subject to errors, omissions, change of price, or other conditions, such as prior sales or withdrawal without notice by Hodges Commercial Real Estate, Inc. or the Owner.

LOCATION MAP



Hodges

Commercial Real Estate

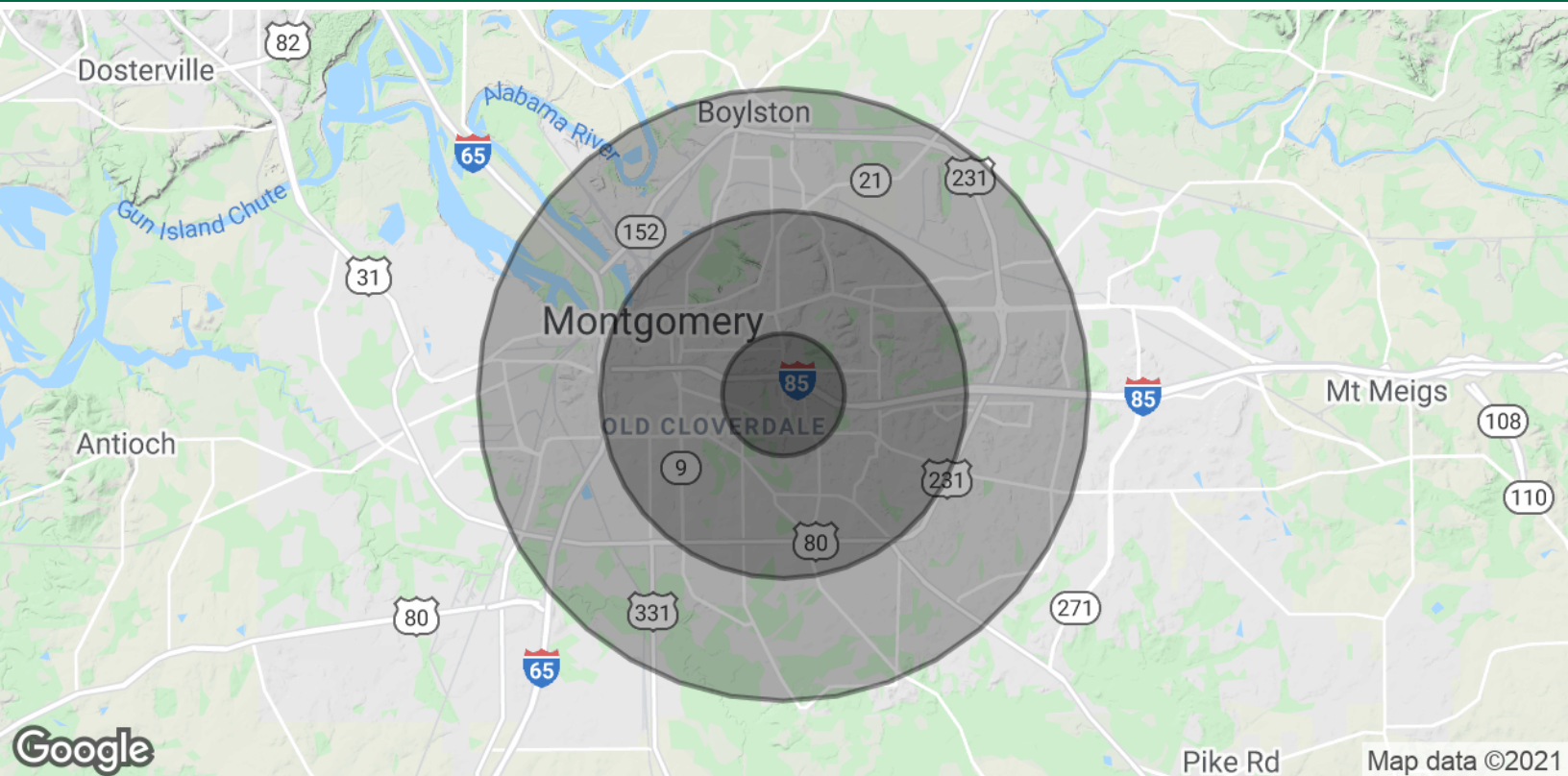


paul.hodges@hodeswarehouse.com
334.495.8888

**THE RIGHT PLACE.
THE RIGHT SPACE.**

*All information is from sources deemed reliable, but no warranty is made as to the accuracy thereof and same is submitted subject to errors, omissions, change of price, or other conditions, such as prior sales or withdrawal without notice by Hodges Commercial Real Estate, Inc. or the Owner.

1580 EAST ANN STREET | OFFICE BUILDING FOR SALE
DEMOGRAPHICS MAP & REPORT



POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	10,103	79,749	164,566
Average age	32.9	35.5	35.0
Average age (Male)	30.7	32.8	32.4
Average age (Female)	34.6	38.1	37.2

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total households	3,414	30,942	64,668
# of persons per HH	3.0	2.6	2.5
Average HH income	\$66,632	\$60,457	\$53,662
Average house value	\$286,644	\$180,470	\$155,781

** Demographic data derived from 2010 US Census*

PAUL HODGES
paul.hodges@hodgeswarehouse.com
334.495.8888

**THE RIGHT PLACE.
THE RIGHT SPACE.**

*All information is from sources deemed reliable, but no warranty is made as to the accuracy thereof and same is submitted subject to errors, omissions, change of price, or other conditions, such as prior sales or withdrawal without notice by Hodges Commercial Real Estate, Inc. or the Owner.