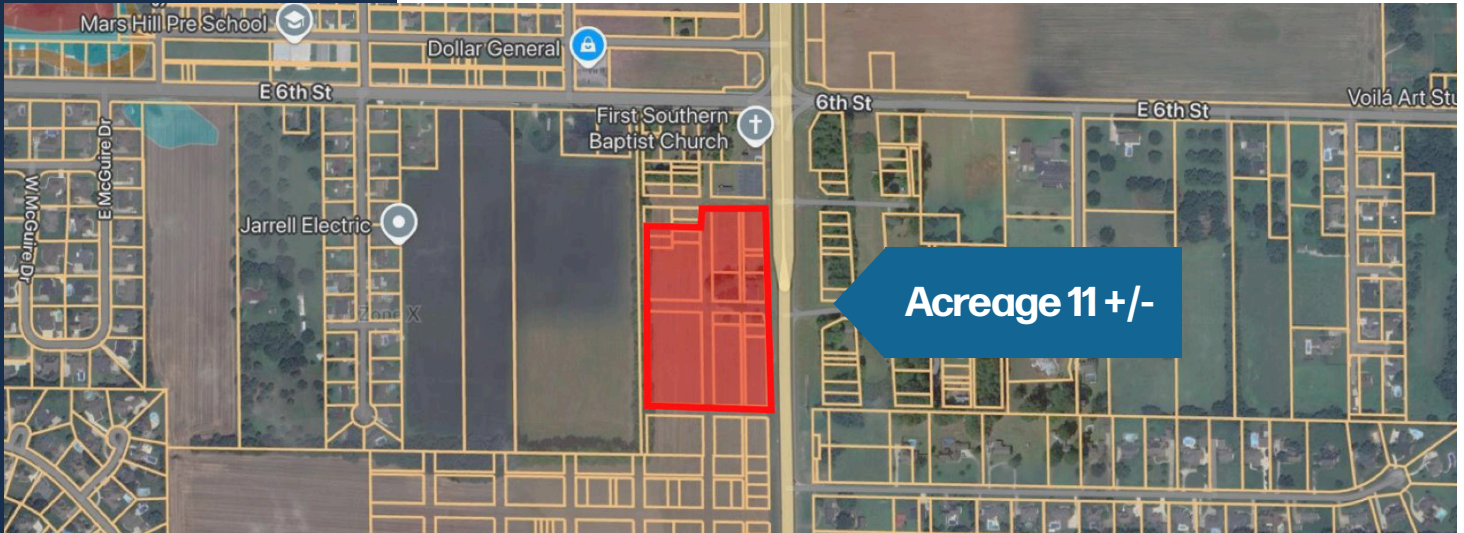


# Grocery/Retail CARPENTER PLACE

 **For Pricing:  
Call Broker**

**Muscle Shoals, AL**  
**34.728112°N, 87.635670°W**

**11 +/- ac.**



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## Highlights:

- **±11 acres of well-located commercial land** in Muscle Shoals, AL, targeted for grocery-anchored and general retail development.
- **High-visibility frontage** (850') with direct access from Wilson Dam Road and 6th Street (arterial corridors in the trade area).
- **Zoned B-2 (General Business)** with adjacent R-1, giving flexibility for retail, service, or mixed-use pad development.
- **Retail corridor synergy:** Surrounded by established names including Publix, Walmart, ALDI, and Foodland.
- **Publix trade area overlap** gives instant access to proven supermarket traffic.
- **Topographically favorable site** with minimal environmental constraints to accelerate pad readiness.
- **Growing regional demand:** Residential expansion (1600 homes platted or under construction within 3 miles) in the area continues to feed daily shopping needs.
- **Flexible development options** — ideal for supermarket anchor, multi-tenant retail strip, or single-user pad.
- **Traffic counts:** On Wilson Dam Road (SR-133 / SR-157 corridor), the road is a major arterial carrying significant daily traffic 27,330 VPD (ALDOT 2023)
- Traffic along **6th Street** provides secondary access and supplements catchment from adjacent neighborhoods 9,752 VPD (ALDOT 2023).

Scan the QR code or click  
the link below for the  
Offering Memorandum.



<https://billpoolerealty.com/carpenterplace/>

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