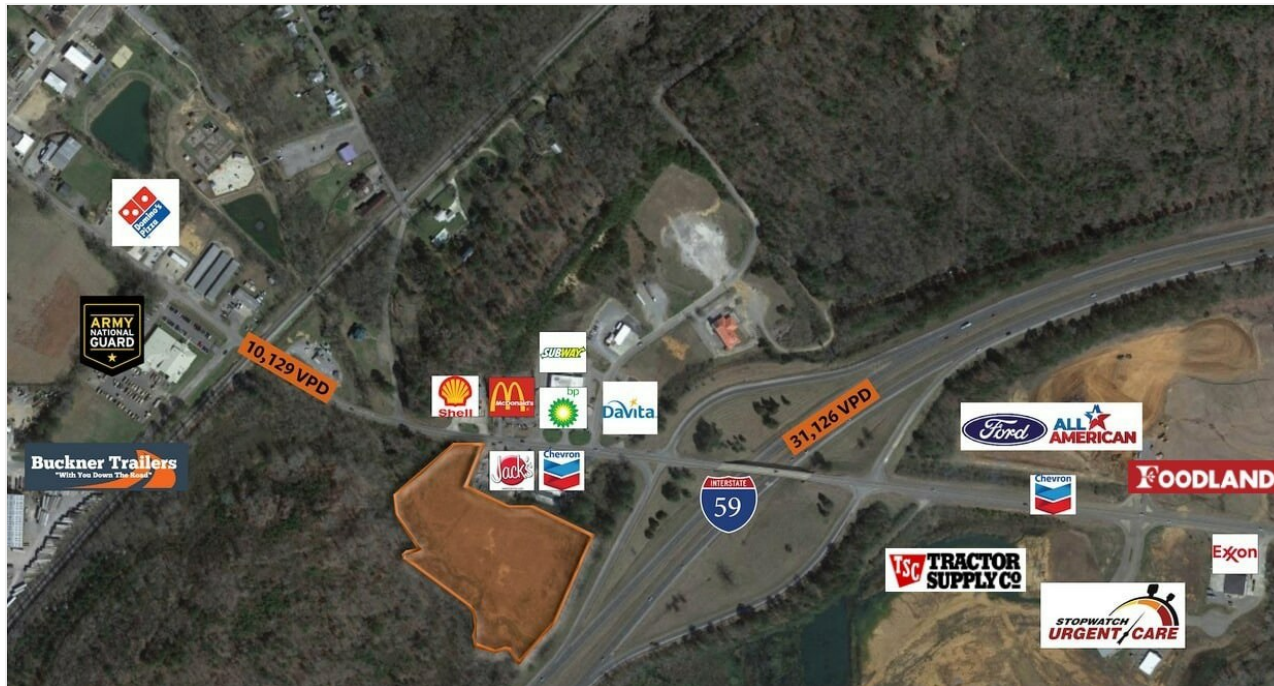


I-59 and Hwy 174

I-59 and Hwy 174, Springville, AL 35146

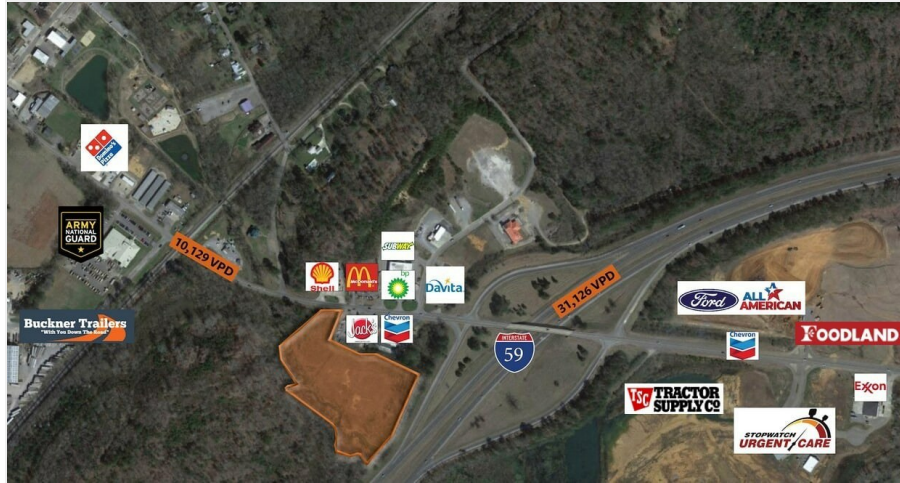


Price: Upon Request

- 4.73 Acres
- Zoning: B-2 - General Business District
- 473 ft of I59 Interstate Frontage visibility!
- Property previously cleared
- Storm sewer system already installed

I-59 and Hwy 174

I-59 and Hwy 174, Springville, AL 35146



LAST COMMERCIAL PROPERTY ON SPRINGVILLE I59 & HWY 174!!

- > Owner Financing Available !
- > Joint Build-out Venture Interested!
- > Entire Property is above FEMA BFE 677
- > Property Clearing is included with Sale

LOT 3 - 2.23 ACRES

LOT 2 - 1.5 ACRES

LOT 1 - 1.0 ACRE

- > 25-minutes from Birmingham Airport
- > 10-minutes from The Pinnacle Shopping
- > Direct Interstate 59 Visability

473 ft of I59 direct visibility and easy access from Interstate 59 (Exit 154).
High Traffic Volume: Over 31,000 Vehicles Per Day (VPD)

Micheal MacFarlane

Mike@cpamac2.com

(281) 660-4108

SMRE INVESTMENTS

2219 Sawdust Rd, Suite 902

The Woodlands, TX 77380

I-59 and Hwy 174

I-59 and Hwy 174, Springville, AL 35146

Property Photos



Engineer Print 03.17.26



Adjacent Retail Stores

Area Development

NEWS / ENTERPRISE

\$3.8 million Growing Alabama grant to help launch new St. Clair County commerce park



DAWN AZOK JANUARY 27, 2026



Governor Kay Ivey emphasized that preparing industrial sites remains one of the most effective ways to attract high-quality employers.

“Springville’s new commerce park will provide jobs and opportunity for hundreds of Alabamians, and its impact will surely be felt across St. Clair County and surrounding communities,” Ivey said. “Alabama is open for business, and one of the key ways we show that support is by helping local governments prepare industrial sites to welcome world-class companies.”

The Growing Alabama program serves as a public-private partnership that channels funding into site development, infrastructure upgrades and community readiness. Donors to approved projects receive state income tax credits, creating a unique incentive model that encourages private investment in public-benefit projects.

SPRINGVILLE, Alabama – A \$3.8 million grant awarded through the Growing Alabama program will spur development of a new commerce park in Springville that will be a hub for regional economic growth.

The **St. Clair County Economic Development Council** announced the grant. The City of Springville in partnership with the St. Clair County Commission, the Industrial Development Board of St. Clair County, the State of Alabama and donors including Norfolk Southern provided the funds to clear and prepare sites for a rail-served commerce park off Interstate 59.

“Springville’s new commerce park will provide jobs and opportunity for hundreds of Alabamians, and its impact will surely be felt across St. Clair County and in surrounding communities,” said Gov. Kay Ivey. “Alabama is open for business, and one of the key ways we show that support is by helping local governments prepare industrial sites to welcome world-class companies.”

The new park has the potential to provide more than 1,000 new jobs across multiple employers.

“This is not just a Springville commerce park but an I-59 commerce park,” said Springville Mayor Austin Phillips. “It will help employ citizens from all the surrounding counties.”



I-59 and Hwy 174

I-59 and Hwy 174, Springville, AL 35146

Location

