



JOHN STANLEY
&
ASSOCIATES

COMMERCIAL REAL ESTATE



**± 9.614 Acres - East Boulevard
Montgomery, AL 36116**

FOR SALE

- **Sale Price:** \$650,000.00
- **Land Size:** ± 9.614 Acres
- **Zoning:** B-3 (Highway Commercial)
- **Traffic Count:** 40,014 (2023 AADT)
- **Best Use:** Commercial, Automotive, Warehouse
- **Visibility:** Excellent
- **Possession:** Immediate
- **Listing Type:** Exclusive

PRICED TO SELL!

Excellent commercial lot with ± 652' of frontage on East Boulevard. Adjacent property owners include Montgomery Subaru, McConnell Honda and McConnell Acura. Sale Price does not include the existing billboard. Contact John Stanley, CCIM, for more information at (334) 271-2475.



John Stanley, CCIM
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Vaughn Lakes Apartments

Vaughn Rd

TJ-maxx

Office Depot

PNC

HYUNDAI MONTGOMERY

New Life Church of God

Property

Art's Music Shop

PETCARE CENTER

Park at Fountain Lane Apartments

Vaughn Meadows Subdivision

Carriage Hills Subdivision



