

**FOR SALE**

Highway 31, Montgomery County

Montgomery, AL 36104



**SHANNON  
WALTCHACK**



#### OFFERING SUMMARY

<b>Sale Price:</b>	Call for Pricing
<b>Lot Size:</b>	±133 Acres
	Will Divide

#### PROPERTY DETAILS

- Land available for sale on either side of Highway 31 in Montgomery County
- Alabama River Frontage
- CSX Rail Frontage
- Conveniently located close to Maxwell Air Force Base
- 25,311 vehicles per day on Highway 31
- Easy Access to I-65 and Downtown Montgomery
- Multimillion dollar 25-acre whitewater park, outdoor center coming to downtown Montgomery

**GEORGE ELLIOTT**

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The information contained herein is from sources deemed reliable. No representation is made to the accuracy herein.

**WE LOVE  
REAL ESTATE**