

FOR SALE

PROPERTY SUMMARY

Control the corner here at this signalized intersection in the fast growing Schillinger Rd. corridor of Mobile, AL. The property has been cleared and is ready to be developed. Sign lease conveys with property and provides more than enough income to cover the property taxes. Great investment to buy and hold with no expenses to control the development of this high traffic corner.

AVAILABLE

- 0.45 Acres

PRICING

- \$199,999

ZONING:

- B-3

NEARBY BUSINESSES

- Walmart
- Burger King
- Lowes
- Winn Dixie
- Academy
- Tractor Supply
- McDonalds

TRAFFIC COUNTS (ADT 2023)

- On Old Shell Rd: 13,904
- On Schillinger: 27,376

2024 DEMOGRAPHICS

	1 MI	3 MI	5 MI
Population	2,537	40,579	112,888
Avg. HH Income	\$52,342	\$79,176	\$95,283
Households	1,108	16,356	46,165



