

COMMERCIAL -- Land
MLS# 21440781
Status Active
Address 2159 OLD ROCKY RIDGE ROAD
 HOOVER AL
Zip 35216 **Unit/Lot#**
County Jefferson
Market Area 250 Bluff Park, Hoover, Riverchas
Zoning CP
TaxDistrict HOOVER
Acres 1.200 **Sq Ft Lot**
Parcel ID 40-00-07-3-003-005.000
Legal Description Beg 149 S E Of Sw Cor Se 1/4 Sw 1/4 Cont W 275.6 Th N 135 S To S Row ...

Sale/Lease For Sale
List Price \$279,000
Orig Price \$279,000
SqFt Building
Buildings
Bldg Name
FloodPlain N
YrBlt/Desc /
LeadPntDsc Parking 6-10
Sq Ft Office **Sq Ft Other**
CeilCntrHt
CeilEaveHt

Click photo to enlarge or view multi-photos.



Driving Directions 1459 to Lorna Rd. Turn right on Old Rocky Ridge Rd. Property is on the right. Look for sign.

SALES TYPE As Is **Redemption (Y/N)** N **Foreclosed Deed Date** **Agt Interest/Owned (Y/N)** N
AnnTax Amt \$2,800 **Total Mortgage Balance** 0

FEES Fire, Garbage

SALE INCLUDES Building & Land
SEWER/SEPTIC Connected
WATER Public Water

1.2 Acres located on Old Rocky Ridge Rd, one block from the intersection of Lorna Rd.? There is currently a residential structure that needs to be removed.? The owner has proposed layout for up to 12 townhomes or a small 2 story office building.? Preliminary engineering work completed by the seller and available during due diligence.? Current zoning allows for short term rentals, any other townhome uses would require rezoning.?

Agt Interest/Owned (Y/N) No

Agent Notes

Use this space provided above to record your own notes or comments about this property

LstOff ARCR-8 ARC Realty Vestavia **OFFIC:** +1 (205) 969-8910 **PITI** **Loan** **Balloon** **Amort**
LstAgt 33168 Robert Warner - CELL: 2057899123 **Lockbox** COMBO
Phone 1: CELL: 2057899123 **rwarner@arc Realty Co.** **Showing** ShowingTime
Phone 2: OFFIC: 205-969-8910 **Phone 3:** O FAX: 205-969-8890 **Instructions**
Co-Off ARCR-8 ARC Realty Vestavia **Owner Name**
Co-Agt schollma Marc Scholl **Listing Type/II** Exclusive Right to Sell / Full Service
 CELL: (205) 478-2575 **marc@marcscholl.com** **Broker Relationship** Agency
Co-Off **Seller Considering Concessions**
Co-Agt **FINANCING** Conventional, Other, Cash

Contact Name **Contact Phone** **Contact Alt Phone**
Internal Ofc Notes/Misc

Status Active

DATE HISTORY

Listing Date	Sales Price	Contract Date	Closed Date	DOM/CDOM
1/14/2026				28 /
Expiration Date	SalePrice/Sqft	Terms of Sale	Concessions	Concessions Amt
7/8/2026	SellOff		SellAgt	
Contract Date	Co-SellOff		Co-SellAgt	
Closed Date	Co-SellOff		Co-SellAgt	
Cancelled Date	Sale Notes			
Withdrawn Date				