

COMMERCIAL REAL ESTATE

6611 UNIVERSITY BLVD. E
COTTONDALE, AL 35453

\$237,000



±0.53 ACRES



**TWO BUILDINGS
TOTALING ±3,600 SF**



**SANCTUARY WITH PEWS
AND PULPIT**



SPACIOUS FELLOWSHIP HALL
IDEAL FOR EVENTS, MEETINGS,
DINING, CLASSROOMS, OR
COMMUNITY GATHERINGS



**JUST ±1.2 MILES
FROM I-59/20**

EXCELLENT OPPORTUNITY

This offering presents a rare opportunity to acquire a ±0.53 acre property featuring two well maintained buildings totaling approximately 3,600 square feet. Previously operated as a church, the site is move in ready for a new congregation or easily adaptable for a wide range of uses.

The primary building includes a large open room suitable for a sanctuary, assembly space, or an open plan office, along with two restrooms. Pulpit and pews convey with the sale.

The second building, formerly a fellowship hall, provides generous open space ideal for events, meetings, classrooms, dining, or community gatherings. It also offers potential for storage, light production, or other business operations.

The flexible layout supports numerous possibilities, including a church, nonprofit headquarters, community center, daycare, office space, or other permitted uses (buyer to verify zoning).

Located along highly visible University Boulevard in Cottondale, the property offers excellent accessibility and is just ±1.2 miles from I-59/20.



For more details call listing agent
WARD MCFARLAND, CCIM
205-799-2400



Pritchett-Moore
Real Estate