

**Greenfield Hwy 72  
Outparcels  
Athens, AL 35613**

**MING  
ENTERPRISES**

BILL MING

COMMERCIAL

REAL ESTATE

**Project:** Greenfield  
**Location:** Intersection of Hwy 72 and Lindsay Lane  
Athens, AL 35613  
**Type:** Commercial Lots

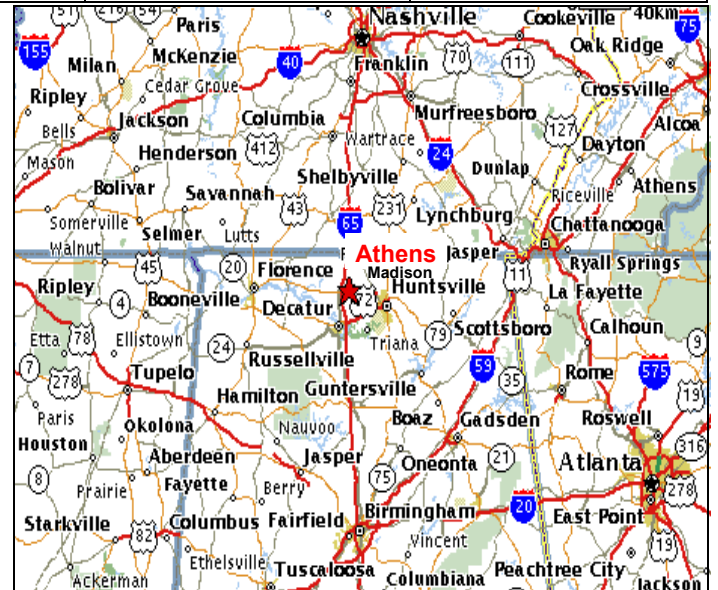
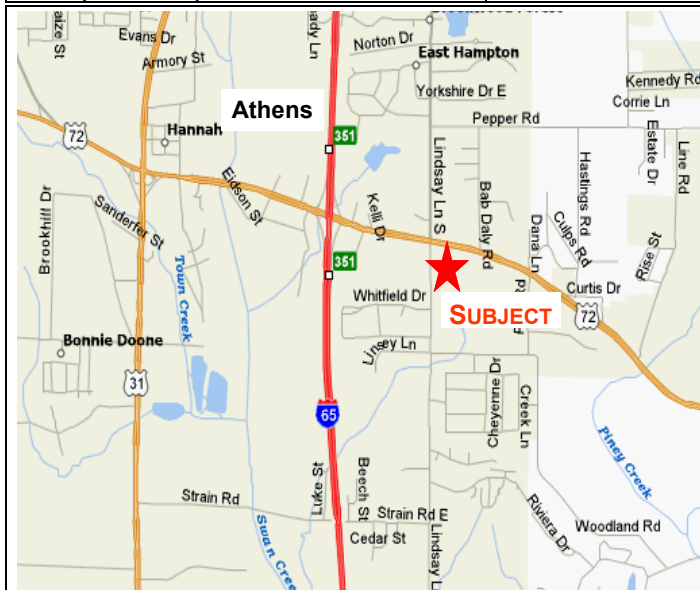
**Tracts:** L1 - 5.43 ac (sold)  
L2 - 3.59 ac  
L3 - 1.75 ac  
L4 - 1.41 ac  
L5 - 1.30 ac  
L6 - 1.06 ac

## HWY 72 COMMERCIAL TRACTS FOR SALE

This property represents the only remaining outparcels and tracts at the SE intersection of Hwy 72 and Lindsay Lane. The lots are directly across the street from EastSide Junction, an 80,000 SF neighborhood shopping center anchored by a Publix super-market. These lots serve Athens, AL (22nd largest city in Alabama) and the eastern growth corridor of Limestone County, ranked as one of the fastest growing areas in North Alabama (3rd fastest growing county in Alabama) and southern Tennessee. Strong residential growth continues due to its proximity to Huntsville, AL which provides high paying engineering and technology related jobs. Over 25,000 vehicles pass this site daily located on the "going home" side of Hwy 72 and Lindsay Lane, which serves the eastern north/south corridor to Hwy 72. Athens, AL is part of the Huntsville, AL MSA, recently ranked as the second fastest growing metro area in Alabama and 5th fastest growing county (Madison). Also, Athens, the county seat for Limestone County, has a low unemployment rate in AL at 5%.

The trade area is an extremely underserved market with strong demand from consumers for retail, restaurants, and professional services including medical, financial, and insurance. Limestone Medical Village, a development by Athens-Limestone Hospital, is located behind the property and operates an urgent care facility and orthopedic center. A local optometrist and general practitioner also have offices in the immediate area.

2015	5 Mile Radius City Population	7 Mile Radius	10 Mile Radius
Population	32,127	47,734	88,489
Households	13,145	18,925	33,212
Average hh income	\$68,526	\$70,378	\$76,499
Median age pop.	51.5	50.2	49.3
Ave. persons per hh	2.41	2.50	2.58



For More Information:

BILL MING COMMERCIAL REAL ESTATE AND BILL MING ENTERPRISES  
116 North Marion St., Athens, AL 35611 Phone 256-232-3001 Fax 256-232-6744







