

# Harvest Square Outparcel

5850 Highway 53, Harvest, Alabama

For Sale



## Aerial View



## Property Details

- Size : 1.13 Acres
- Price : \$9.00 per square foot
- Features : Household income within five miles exceeds \$79,000

Harvest Square is the only true Shopping center within a five mile radius.

## Contact Information :

Roy Hanlin  
rhanlin@mclaincommercial.com  
Cell: (256) 651-6183



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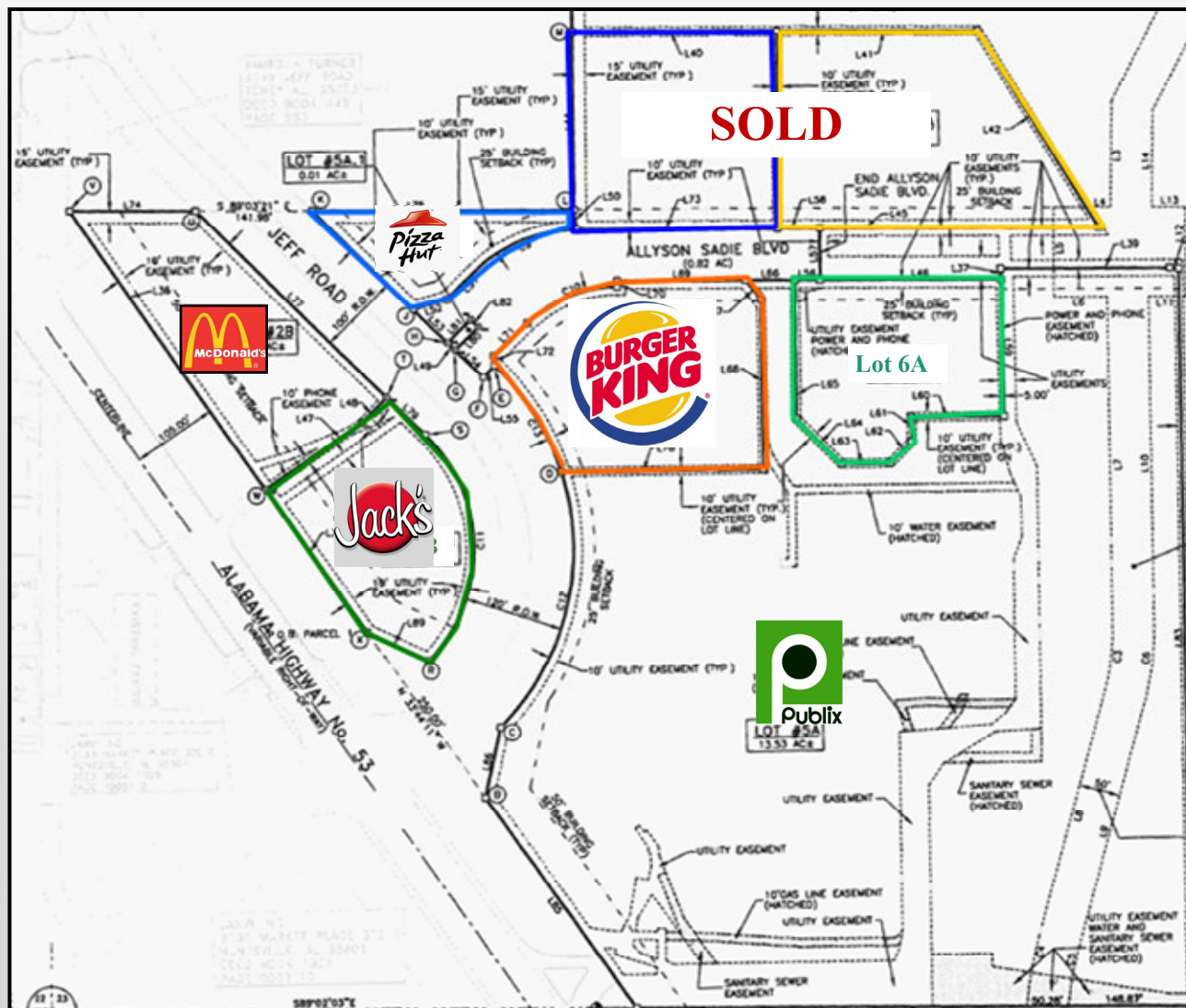
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(256) 533-3414

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~~Lot 1A: .46 Acres - \$ 10.00 per square foot~~

~~Lot 2A: 1.39 Acres - \$ 6.00 per square foot~~

~~Lot 3A: 1.79 Acres - \$ 5.00 per square foot~~

Lot 6A: 1.13 Acres - \$ 9.00 per square foot

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- ▶ Located in the Harvest community just northwest of Huntsville in Madison County, Alabama - the fastest growing area in the state of Alabama.
- ▶ Bulls eye location at the signalized intersection of Jeff Road and Highway 53, the hub for traffic to the trade area's highest concentration of new home growth.
- ▶ Highway 53 was recently expanded to five lanes in front of the center with new traffic signal for convenient access. Widening of Highway 53 has begun to the Tennessee state line. Highway 53 in this area has an average of 14,730 vehicles per day traffic count.
- ▶ Sparkman High School, the largest high school in the state of Alabama (enrollment 2,600), is less than one mile from Harvest Square.
- ▶ Madison County ranks as the 3rd most populous county in the state of Alabama.
- ▶ Madison County ranks as the 2nd wealthiest county in Alabama.
- ▶ Growth predictions over the next few years show the Harvest Community with one of the highest increases in Madison County.
- ▶ Recent military Base Realignment and Closure (BRAC) consolidations alone will add 5,000 new Redstone Arsenal jobs and 7,500 new residents to Madison County. The BRAC missions and corresponding contractor toil should result in a permanent increase of 19,700 jobs and a population increase of 37,000.
- ▶ Household income within 5 miles of the shopping center exceeds \$79,000.
- ▶ Publix, the South's premier grocery retailer, anchors Harvest Square, which is the only grocery anchored shopping center within a 5 mile radius.



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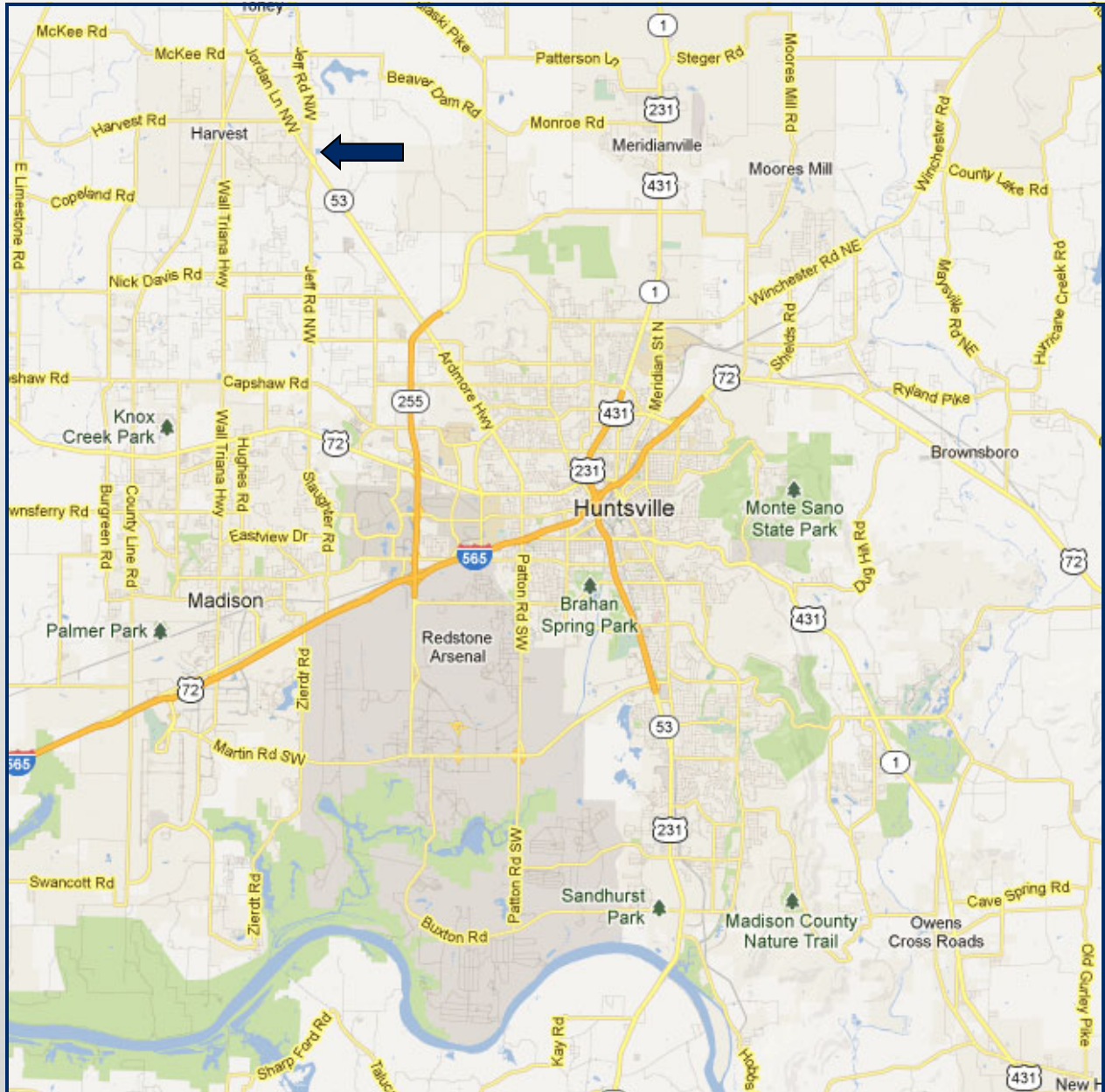
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