



John Hall & Company
Commercial / Investment Property / Land
www.JohnHallCo.com

FOR SALE

Norris Property .67 Ac



ADDRESS: Bell Road, Montgomery AL 36116

SALE PRICE: \$95,000

LOT SIZE: .67 +/- acres

ZONING: Office or Business

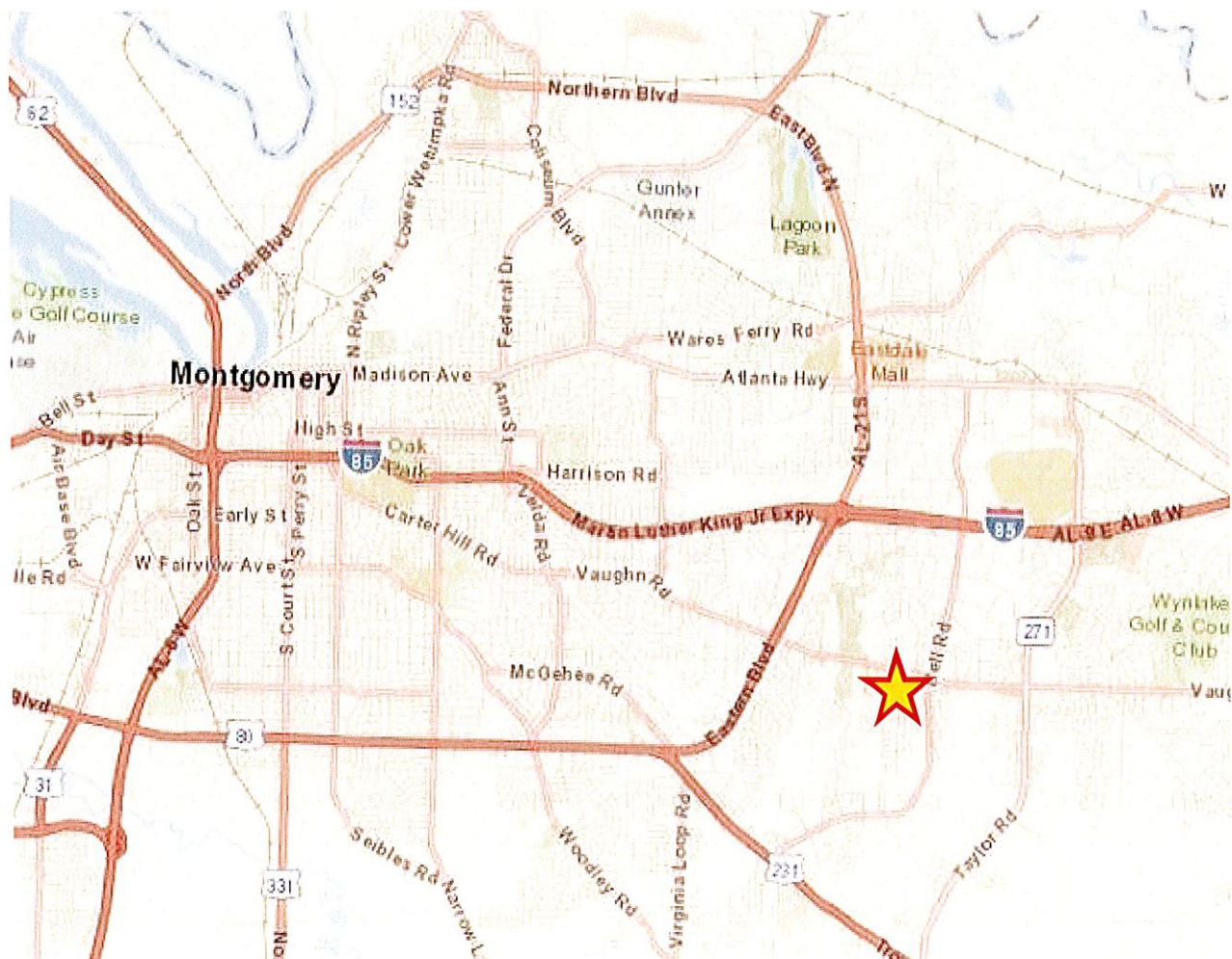
CURRENT USE: Vacant Lot

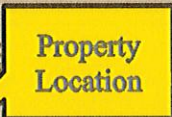
This company, or any of its agents, will not be held responsible for any false or misleading information. Information is collected by agents from sources that agent deems reliable. Agent has used his best efforts and good faith to obtain reliable information.

CHARACTERISTICS:

- Access to a private drive to Vaughn Road
- Visible from Vaughn Road
- Good access near intersection
- Close to schools, hospital, churches and shopping
- Ideal site for retail, fast food, or office
- 24,997 VPD on Vaughn Road/11,858 VPD on Bell Road

Demographics	1 mile	3 mile	
Population	8,371	62,408	
Median HH Income	\$47,500	\$54,389	





I HEREBY CERTIFY (ON STATE) THAT ALL PLANS OR THIS SURVEY HAVE BEEN PREPARED IN ACCORDANCE WITH THE STANDARDS OF THE SURVEYING PROFESSION IN THE STATE OF ALABAMA, TO THE BEST OF MY KNOWLEDGE, INFORMATION, AND BELIEF.

811
Know what's below
Call 811
or Call 800-292-4411

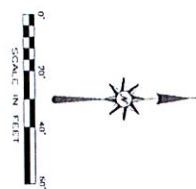
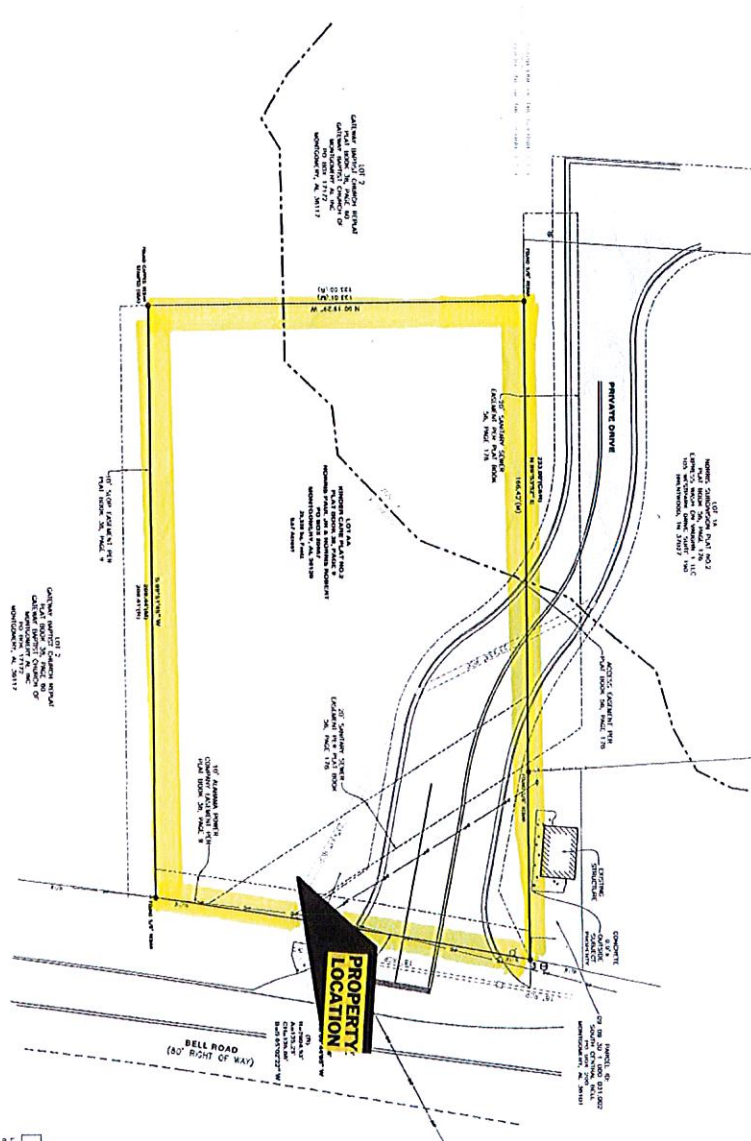
- ### NOTES
1. All statements and notes of map of survey are to be read in connection with the plat of survey and the surveyor's certificate of accuracy.
 2. The surveyor is not responsible for the accuracy of the survey if the survey is based on data furnished by another person or organization.
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LEGEND

1	1/4" = 1' SCALE
2	1/2" = 1' SCALE
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ABBREVIATIONS

SYMBOL	DESCRIPTION
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STATE OF ALABAMA
MONTGOMERY COUNTY
I, hereby certify (as state) that all parts of this survey and drawing have been completed in accordance with the current requirements of the Standards of the Surveying Profession in the State of Alabama to the best of my knowledge, information, and belief.

10/13/2023
Surveyor's License No. 29990
Alabamian License No. 29990

SURVEYED LEGAL DESCRIPTION
Lot AA in Subdivision Plat No. 2 is situated in Block 20, Page 9 in the State of the County of Montgomery, Alabama.

GONZALEZ - STRENGTH & ASSOCIATES, INC.
CIVIL ENGINEERING, LAND SURVEYING, PLANNING, TRAFFIC & TRANSPORTATION
1555 WOODS OF RIVERCHASE DRIVE - SUITE 200
HOOPER, ALABAMA 35244
PHONE: (205) 942-2100
FAX: (205) 942-3033
www.Gonzalez-Strength.com

ALTA NSPS LAND TITLE SURVEY
LOT AA
BELL ROAD
MONTGOMERY, ALABAMA
FOR
NORRIS BUILDING COMPANY

DATE BY	DATE BY	SCALE	DATE BY
10/13/2023	10/13/2023	1" = 20'	10/13/2023
CREW CHIEF	FIELD BOOK PAGE	GRID NAME	COORDINATE FILE
10/13/2023	10/13/2023	10/13/2023	10/13/2023

NO.	REVISIONS	DATE
1	DESCRIPTION	
2		
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10		

QUARTER - SECTION
NORTHEAST 1/4 OF SOUTHWEST 1/4

SECTION NO. TOWNSHIP 18 NORTH RANGE 18 EAST



51 - 810
23-0908



Vaughn & Bell Road Intersection



.67 Acre Lot & Car Wash Next Door



Property as of January 2024



Property as of January 2024