

Prime Commercial Property for Sale

+/- 23 Acres

Exit 76, I-59/I-20 at Skyland Boulevard East
Tuscaloosa, Alabama



LOCATION: At the southwest corner of the intersection of I-59/I-20 and Skyland Boulevard. Area is projected to be one of the highest-growing areas of Tuscaloosa in the coming decade. Twelve miles west of Mercedes Benz automotive production facility.

LAND DETAILS: Approximately 23 acres of land with frontage on Skyland Boulevard and I-59/I-20. Great interstate visibility.

COMMENTS:

- Unique development opportunity at interstate exit in a high-growth area. The Eastern Tuscaloosa council district experienced a 15.1% growth rate from 2000-2010.
- Ideal large-format retail, multifamily, automotive, or interstate service site
- Excellent visibility and access from Skyland Boulevard. Potential for signaled entrance on re-aligned Old McGee Road
- Neighboring properties include hotels, fast-food, dining, fuel, and full-service truckstop
- High traffic counts and strong area demographics
- Old McGee– Future connector road to Exit 77

**For More Information
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