

# 1.1+/- ac. Commercial Property Near New Town Madison Development

## Property Brief

**Location:** NW Corner Zierdt Rd. & Edgewater Dr.

**Size:** 1.1+/- ac.

**Zoning:** City of Madison B2

**Price:** \$425,000.00



**BILL POOLE REALTY**  
*Huntsville's Oldest Commercial  
Brokerage*

100 Church Street  
Suite 525  
Huntsville, AL 35801  
(p) 256-533-0990  
(f) 256-534-1234



- High Growth Area
- Good access
- Near Martin Rd. entrance to Redstone
- Level Topo
- Strong Traffic Volume
- Near I-565 & new planned access
- Ideal uses:
  - Retail
  - Convenience services
  - Dry Cleaner
  - Medial Clinic
  - Office
  - Drive Through Service

**CALL JACK DOSS 256-503-0202**

This property is subject to prior sale or removal from the market without notice. All information shown in this package, while based upon information supplied by the owner and from other sources deemed reliable, is not, in any way warranted by BILL POOLE REALTY.



City of Madison

Town Madison Development  
530+ acres of mixed-use with a minor league baseball stadium, new I-565 interstate exchange planned allowing easy access for Zierdt Road traffic use.

Zierdt Road  
Redstone Arsenal

**SITE**







**SITE**  
1.1+/- ac.

PEOPLE CHASE  
WEST PH 1

CARRIA

EDGEWATER DRIVE

ZIERDT ROAD

CITY PARK

1.039

1.005

1.004

1.003

1.002

1.040

1.041

1

131.70

72

54

53

52

51

49

60

71

1.006

50

100.01

120

121.72

144.46

144.74

171.26

177.45

179.19

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