



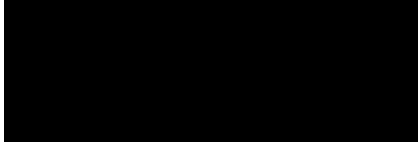
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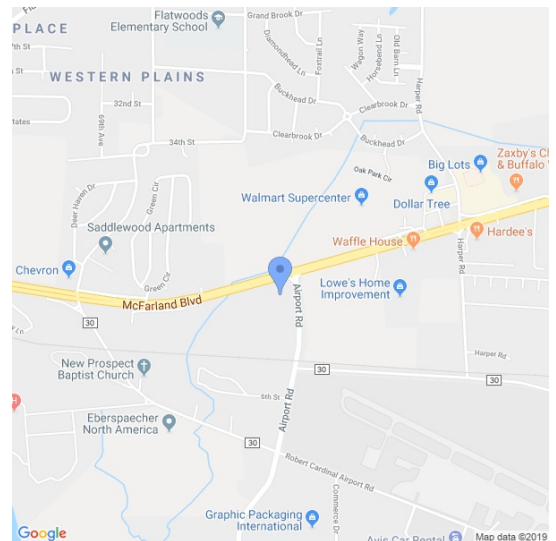


Retail Furniture Store or Warehouse

6451 McFarland Blvd., Northport, Alabama 35476



COMMERCIAL • RETAIL • FOR SALE



SALE PRICE MARKET
SALETYPE OWNER USER
SALE CONDITION AUCTION
ZONING C6

YEAR BUILT 2010
ANNUAL TAXES \$19,441.00
GROSS BLDG 41,656 SQFT
LAND AREA 2.94 ACRES

- ON-SITE SHOWING DATE: SEPT. 26 at 9:00 a.m. - 1:00 p.m. (CDT) • Bank-directed online auction
- Strong retail corridor anchored by Lowe's and Walmart
- Numerous international industrial companies located nearby, including Eberspaecher, Metalsa and ZF
- Situated in one of Alabama's strongest & most diverse economic markets with a large adjacent retail development underway
- Previously appraised for \$2,580,000 in March 2019!

This 41,656± SF recently-built retail/flex warehouse is perfect for a retail showroom with distribution and warehousing capabilities. Surrounded by numerous international manufacturers and logistics companies, as well as the Tuscaloosa National Airport and the University of Alabama, this property is being sold via bank-directed online auction, with a low suggested opening bid of \$1,450,000.

There will be one on-site showing on Sept. 26, 2019 from 9 AM to 1 PM.

This property is located in a strong retail, flex and industrial corridor located along McFarland Blvd. in Northport, AL. The site is surrounded by ongoing retail development to the east and numerous international and national industrial users to the south and west. Directly southeast of the property is Tuscaloosa Regional Airport, which provides logistic and passenger traffic to the city, and to the north of the property are a number of single family residential neighborhoods.

Hilco Real Estate, LLC in cooperation with Ron Young, Inc. AL Real Estate Broker, Lic. #000080484-2.

