

Commercial Report



Mitchell College of Business
Center for Real Estate Studies



Baldwin County

Land Properties Advertised for Sale

Part II

Fall, 2008

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Baldwin County

Land Properties Advertised for Sale

	Zipcode	Asking Price	Acres	Land Name, Street, or Location	Land Address	Agent First Name	Agent Last Name	City	Agent Phone
1.	36507	699000	50	Hwy. 225	Hwy. 225	Sharon	Wright	Bay Minette	(251) 471-1000
	Land Comments	50+/- acres near I-65. 40+/- zoned M1 - light industrial. 10+/- residential (to be rezoned).							
2.	36507	4477175	164.3	Hwy 225 - Baldwin County	45775 Hwy 225	Don	Parden	Bay Minette	(251) 554-1941
	Land Comments	Excellent property location with over 2,600 LF frontage on Hwy 225, just 5 miles from I-65. Property has one half mile frontage on Hwy 225 and is excellent for recreational, multi-family or residential development. Property consists of six (6) adjoining parcels to make up a total of 164.3 acres.							
3.	36507	250000	7	Bay Minette	604 White Avenue	Cathy	Taylor	Bay Minette	(251) 662-5660
	Land Comments	2 parcels totaling approx 7 acres inside city limits of Bay Minette. Convenient to Hwy 31 and bordered by railroad track with 769'. Zoned M-2BM with possibility of running a spur track off the railroad for ideal warehouse location or industry. Many possibilities for this property.							
4.	36526	495000		South US Hwy 98 Lot 2	Westside of hwy 98	Joe	Ollinger	Daphne	
	Land Comments	Contact agent for description.							
5.	36526	653000		County Road 11	0 County Road 11	Matthew	Garrard	Daphne	(251) 476-6000
	Land Comments	Take Hwy 90 East to Main Street, right on Main Street. Property is across the street from St. Paul's Episcopal Church adjacent to Bay House Office Park. Property For Sale or For Lease. Contact Matthew Garrard or Marl Cummings, IV at 251-476-6000.							
6.	36526	2500000		Main Street	27950 Main Street	Chad	Slaton	Daphne	(251) 476-6000
	Land Comments	9 Acres zoned B-2 in Daphne, AL. at the intersection of Main Street & Hwy 98 in Daphne. House on property is of no value. 1 mile south of I-10. From I-10 go south 1 mile to Main Street.							
7.	36526	228690		Public Works Road	1 Public Works Road	Chad	Slaton	Daphne	(251) 476-6000
	Land Comments	Excellent commercial opportunity in the back of Austin Road Commercial Park and across from the Daphne recycling center. Not actually part of the Commercial Park. Take Hwy 65 to Equity Dr. (Austin Road Commercial Park) and then take Public Works Road.							
8.	36526	Call For Pricing	48	Malbis Renaissance Center	Hwy 90 (West of Hwy 181 Intersection)	Haran	Hunter	Daphne	(251) 752-3984
	Land Comments	One I-10 frontage lot available. Lots range from 1 to over 10 acres. Five Hwy 90 frontage lots available. Property adjacent to Eastern Shore Park with Lowes, Sams Club, Toyota, Honda, restaurants and more. Over 1,300' frontage on Hwy 90. Last best undeveloped parcel at Malbis interchange. Owners will subdivide. View online at www.daphnecommercial.com .							
9.	36526	850000	8.85	Hwy 181	Hwy 181	Dane	Haygood	Daphne	(251) 463-2888
	Land Comments	Prime development opportunity. 8.85 Acres on the West side of Hwy 181 just north of C.R. 64. Level lot features 330 feet of frontage on Hwy 181.							

	Zipcode	Asking Price	Acres	Land Name, Street, or Location	Land Address	Agent First Name	Agent Last Name	City	Agent Phone
10.	36526	600000		Great Location	Hwy. 98	Sharon	Wright	Daphne	(251) 471-1000
	Land Comments	Co-Listed Tracy Womack 370-3686. Great commercial potential on Hwy. 98 about 1.5 miles north of new Publix under construction.							
11.	36526	1650000	8.65	Johnson Rd and Hwy 98	SW US Hwy 98 and Johnson Rd	Joe	Ollinger	Daphne	
	Land Comments	Contact agent for description.							
12.	36526	495000		South US Hwy 98 Lot 3	Westside of Hwy 98	Joe	Ollinger	Daphne	
	Land Comments	Contact agent for description.							
13.	36526	549500		South US Hwy 98 Lot 1	West side of Hwy 98	Joe	Ollinger	Daphne	
	Land Comments	Contact Agent for description.							
14.	36526	239900	0.42	Residential	6457 Village Point Dr.	Jonnye	Thibodeau	Daphne	(251) 404-0098
	Land Comments	Contact agent for description.							
15.	36526	285000	2.88	Lot 19, Daphne Business Park	Lot 19, Daphne Business Park	Marl	Cummings IV	Daphne	(251) 476-6000
	Land Comments	2.88 acre corner lot in nice commercial park in Daphne, Al. Take a left on Stanton Road off of Hwy 98 in Daphne next to Honda Dealership. Property is on the corner of Stanton Road and Profit Drive. All Utilities Available. Zoned C-1.							
16.	36526	490000	0.666	Hwy 98	2003 Hwy 98	Donnie	Clark	Daphne	(251) 621-2588
	Land Comments	Ideal Location on Hwy 98 in Daphne close to busy Co. Rd. 64 intersaction 150' Road frontage on Hwy 98, Flat & Level. B-2 Zoning listing agent is relative of seller.							
17.	36526	690000	1.25	Main Street	Main Street and Highway 98	Joseph	Everson	Daphne	(251) 943-5989
	Land Comments	Excellent Corner location with visibility from Hwy 98 and more than 500' of total frontage. Property is zoned commercial and in the Daphne overlay zoningdistrict. Perfect for mixed use/retail/bank, etc.							
18.	36526	77500		The Gardens on Randall	Randall Ave	S. Starke	Irvine	Daphne	(251) 621-1337
	Land Comments	Beautiful property,close in , convenient, ready to build							
19.	36526	325000		Causeway Property	Battleship Parkway	Dennis	Frodsham	Spanish Fort	(251) 990-6622
	Land Comments	All utilities available. Corps clearance letter in file. No waterfront. Located on North side of Causeway between Battleship and Felix's.							
20.	36526	690000	0.666	D.C.'s Auto Sales	2003 Highway 98	Marietta	Urquhart	Daphne	(251) 479-8606
	Land Comments	This commercial lot is zoned B-2 and is located on US Highway 98, 3.6 miles south of Interstate 10 in Daphne, Alabama							

	Zipcode	Asking Price	Acres	Land Name, Street, or Location	Land Address	Agent First Name	Agent Last Name	City	Agent Phone
21.	36526	7200000	160	Hwy 54	Hwy 54	Chris	Joyner	Daphne	(251) 625-1220
	Land Comments	Awesome tract of land within min. to shopping, schools ,resturants,etc. possiable lake site on property. Call Chris Joyner 251-510-1915 for more info.							
22.	36526	299000	2	Development Site	County Road 64	Thomas	Galloney	Daphne	(800) 960-6622
	Land Comments	Pending!							
23.	36526	250530		McSara Court Business Park	McSara Court	Bonita	York	Spanish Fort	(251) 747-4600
	Land Comments	Business Park across Hwy 181 from the Eastern Shore Mall. Only a few available.							
24.	36526	370040		McSara Court Business Park	McSara Court	Bonita	York	Spanish Fort	(251) 747-4600
	Land Comments	Business park across Hwy 181 from The Eastern Shore Mall. Only a few available.							
25.	36527	881000		Buzbee Road	Buzbee Road	Chad	Slaton	Spanish Fort	(251) 476-6000
	Land Comments	80.09 Acres off of Buzbee Rd. in Spanish Fort, AL. Great investment oppportunity. Only \$11,000/Acre. Take Hwy 31 to Buzbee Rd. Go 1 mile north to Sibley Creek Rd. and take Scott Rd. to property.							
26.	36527	Call For Pricing		The Highlands	Bromley Rd / Jimmy Faulkner Dr.	Brien	Griggers	Spanish Fort	(251) 599-2266
	Land Comments	A developer's dream. Come be a part of the largest master planned community in Baldwin County and take advantage of this cohesive plan that allows for 46 distinct, but connected parcels. Project is conveniently located near the Eastern Shore Centre, I-10, and Spanish Fort's flagship schools. This institutional parcel allows for social, cultural, institutional, and civic land uses such as libraries, museums, day care facilities, post offices, etc.							
27.	36527	605000	2.42	Jeff Hamilton & Dawes Road	Northeast Quadrant Jeff Hamilton and Dawes Roads	John D.	Peebles	Mobile	(251) 438-4312
	Land Comments	500'± ON JEFF HAMILTON BY 525'± ON DAWES ROAD APPROXIMATELY 105,350 S.F. OF LAND (2.42A±) 15-20,000± DAILY CAR COUNT SUPERIOR VISIBILITY AND ACCESS WATER AND SEWER AT SITE DYNAMIC RESIDENTIAL GROWTH AREA NO ZONING RESTRICTIONS SALES PRICE: \$605,000 (\$5.75/S.F.) OR BUILD-TO-SUIT.							
28.	36527	190000	0.5	Commercial Property on the Causeway	0 Battleship Pkwy	Donnie	Clark	Spanish Fort	(251) 621-2588
	Land Comments	Approximatley one half acre of prime Battleship Pkwy Property.							
29.	36527	600000	1.1	Spanish Fort Commercial Parcel	Highway 225 @ Highway 31	John	Foley	Spanish Fort	(251) 943-5989
	Land Comments	Approximately 1.107 acres located in Spanish Fort, Alabama. This site haas approximately 183' road frontage on Highway 225, zoned B-3/commercial. High growth market.							
30.	36527	3525000	47	47 Acres For Sale	Highway 225 & Highway 31	Sharon	Mason	Spanish Fort	(251) 943-3427
	Land Comments	Located in Spanish Fort, Alabama within one mile of new Spanish Fort Town Center (under construction) anchored by Bass Pro and JC Penny and within 5 miles of Eastern Shore Centre, anchored by Dillard's, Belk's, Barnes & Noble, Bed Bath & Beyond. Approximately one mile from I-10, 15 minutes to Mobile and 45 minutes to Pensacola. New Spanish Fort High School within 5 miles. Zoned R-1							

	Zipcode	Asking Price	Acres	Land Name, Street, or Location	Land Address	Agent First Name	Agent Last Name	City	Agent Phone
31.	36527		1.56		Highway 181	John	Vallas, Jr.	Malbis	(251) 478-7223
	Land Comments	Malbis Land across from Eastern Shore Center. Approximately 1.56 acres of Prime Commercial Land located on Highway 181 in Malbis, directly across from the Eastern Shore Centre. Approximately 191' of frontage on Highway 181. Zoned B-2. Located at the Malbis exit directly across from the new Eastern Shore Centre, next to Regions Bank. Available for Ground Lease: \$90,000.00 per year. Build-to-Suit also Available.							
32.	36527	485000	1.71	Investment Property	7891 Spanish Fort Blvd	Thomas	Galloney	Spanish Fort	(800) 960-6622
	Land Comments	Beautiful 1.71 acres corner lot on Joseph an US Hwy 31 in Spanish Fort, Al.							
33.	36528	2950000	8.1	South Baldwin County Retail	US 98/Hwy 44	John D.	Peebles	Fairhope	(251) 438-4312
	Land Comments	Southeast corner US 98/Hw44 -8.1 acres -500'± on 98 -all utilities -abuts Fairhope City Limits -no zoning restrictions -flat, dry, level -EXPLOSIVE growth area -next to Fairhope High School -largest remaining available corner on US 98 \$2,500,000. \$7.09/s.f.							
34.	36528	Call For Pricing	10	Prime Commercial Lots	US Highway 49 & I-10	Allan	Cameron, Jr.	Loxley	(251) 438-4312
	Land Comments	LIGHT INDUSTRIAL LOTS 1 TO 10 ACRE SITES Prime Location • 1.3 Miles N. of I-10 on Co. Rd. 49 between US 59 and Co. Rd. 49 • 24± Miles to Pensacola (E) • 20± Miles to Mobile (W) • 15± Miles to I-65 (N) • 25± Miles to Gulf Shores (S) • Flat topography • City water Nearby Companies • Estes Truck Lines • Love's Truck Stop • Ryder Trucks • EuroMex • Klumb Lumber • Ace Hardware Distribution Center							
35.	36530	575000	4.24		9575 Wolf Creek Road	Haran	Hunter	Elberta	(251) 752-3984
	Land Comments	Wolf Creek Waterfront w/Boat Slips. Property of just over four (4) acres has many great attributes. Currently zoned B-2. Per discussions with Baldwin County, property could be subdivided into three (3) residential lots. Also, property has potential of up to 19 boat slips. One slip has been sold. One slip is under contract. New owner may have the ability to develop additional boat slips and commercial property, including lodging. Great potential for property. Additional information to be updated within next few days. Water is typically in excess of 10' depth. Location Description: Property is located east of Foley Beach Express, just south of County Road 20. Water frontage provides access to Intracoastal Waterway, Wolf Bay and Gulf of Mexico. From Foley Beach Express and County Road 20							
36.	36530	60000		Highway 26 & Collins Lane	0 Highway 26	Chad	Slaton	Magnolia Springs	(251) 476-6000
	Land Comments	Great building lot on Highway 26 in gorgeous Magnolia Springs. Corner of Highway 26 and Collins Lane. Just minutes from the water. Fully wooded lot.							
37.	36530	875000	9		Main Street at Lavina Street	Tim	Herrington	Elberta	(251) 478-7223
	Land Comments	Approximately 9 acres of Multi-Family Land in Elberta. Excellent, centrally located area - 15 minutes from Pensacola and 10 minutes from Foley. Nice, level land - perfect for development. In the heart of Elberta, close to schools, post office, & grocery. All utilities available - some water caps already in place. For Sale - \$875,000.00.							
38.	36532	75000		Highway 98	Highway 98	Chad	Slaton	Fairhope	(251) 476-6000
	Land Comments	Great lot located on Hwy 98 across from Weeks Bay National Estaurine. Fully wooded lot in a secluded area. Would make a great homesite. From Fairhope, take Hwy 98 South. Property is just before the Fish River Bridge at Weeks Bay. Look for agent sign.							
39.	36532	232395	9.7	County Rd 33	County Road 33	Matthew	Garrard	Fairhope	(251) 476-6000
	Land Comments	9.7 Acres +/- . Directions: Headed east on Hwy 98, then left on Hwy 48. Take a right on County Road 33. Property is on the left.							

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40.	36532	133500		1 Hideaway	1 Hideaway	Chad	Slaton	Fairhope	(251) 476-6000
	Land Comments	Take Hwy 181 South to Hwy 24 East around the curve and look for Cary Lane. Lots are located down Cary Lane. Gorgeous 1.78ac wooded lot located in Hideaway in Fairhope 3 lot Subdivision. Majestic Oaks cover the property and the entrance to the lots is secured with an electronic gate. The property is private and secluded, yet minutes away from the water and downtown Fairhope. Ideal location and a must see for anyone looking for a buildable lot. Lots 1 & 3 are available for purchase.							
41.	36532	126000		3 Hideaway In Fairhope	3 Hideaway	Chad	Slaton	Fairhope	(251) 476-6000
	Land Comments	Gorgeous 1.68ac wooded lot located in Hideaway in Fairhope 3 lot Subdivision. Majestic Oaks cover the property and the entrance to the lots is secured with an electronic gate. The property is private and secluded, yet minutes away from the water and downtown Fairhope. Ideal location and a must see for anyone looking for a buildable lot. Lots 1 & 3 are available for purchase.							
42.	36532	1300000	2.7	Morphys Greeno	906 Morphy Ave	Frank	Leatherbury	Fairhope	(251) 928-3465
	Land Comments	Located in B2 Zone additionally approved for Hospital or ASC use. Approx 2.2 acres located across from Thomas Hospital in Fairhope. Excellent location.							
43.	36532	2200000	2.09	803 S. Mobile St.	11 N. Ingleside St.	Christy	Flowers	Fairhope	(251) 463-5200
	Land Comments	Extremely rare zoning and premier location. Incredible development opportunity on 2.09 acres, zoned multifamily in Fairhope, AL. Close to Mobile Bay and charming Downtown Fairhope. Located directly off Scenic Hwy 98. All sitework complete. All the benefits of small town living, but commutable to Mobile.							
44.	36532	328000		Lot in downtown	8 North School Street	Rebecca D.	Byrne	Fairhope	(251) 928-4425
	Land Comments	Lot size: 66' X 142' +/-; zoned B-4; great location in central downtown close to post office and library							
45.	36532	749500		Greeno Professional Village Lot 1	US Hwy 98 / Greeno Rd	Joe	Ollinger	Fairhope	
	Land Comments	Contact agent for description.							
46.	36532	1750000	22.22	Stone Creek Multifamily	0 Highway 181	Louise	McCown	Fairhope	(251) 990-6622
	Land Comments	22.22 acres in Fairhope approved for 110 Multifamily Units. Excellent opportunity. Adjacent to Stone Creek Subdivision. Surrounded by wetlands conservation.							
47.	36532	174900		Nichols East Sbdvision Lot	Nichols Avenue	Joe	Ollinger	Fairhope	
	Land Comments	Contact agent for description.							
48.	36532	869500		12690 Greeno Rd.	12690 Greeno Rd	Joe	Ollinger	Fairhope	
	Land Comments	Contact agent for description.							
49.	36532	114500		1 HWY 181	1 HWY 181	Chad	Slaton	Fairhope	(251) 476-6000
	Land Comments	150 X 480 (1.65 Acre) Commercial Lot Zoned B1,B2 on Highway 181 in Fairhope, Al. Property is flat and well drained, within 1/4 mile of J Larry Newton School. Just south of the intersection of Hwy 181 (27) & County Rd 32.							
50.	36532		1.12	1.12 +/- acre	corner Co. Rd. 64 & 13	Rebecca D.	Byrne	Daphne	(251) 928-4425
	Land Comments	Great corner lot on rapidly growing corridor; utilities accessible; zoned B-1 in County; could be annexed into City and rezoned							

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51.	36532	1244000	3.57	Fairhope North Greeno Land	806 Greeno Road North	Dennis	Frodsham	Fairhope	(251) 990-6622
	Land Comments	Highly visible location with over 22,000 cars/day on US 98 Fairhope North. Across from city park and stadium. Excellent potential for medical, office or mixed use - can qualify for PUD. Current zoning R-4 multi-family. All utilities available.							
52.	36532	964000	8	Greeno Road	Greeno Road	Rebecca D.	Byrne	Fairhope	(251) 928-4425
	Land Comments	Great location for office building(s) with 200+/- s.f. on highway. There is no zoning. Property is located in Fairhope's Planning jurisdiction.							
53.	36532	1652000	4.3	Greeno Edwards	Greeno Rd	Frank	Leatherbury	Fairhope	(251) 928-3465
	Land Comments	Adjacent to recently approved medical office/ASC PUD Close proximity to Thomas Hospital							
54.	36532	7995000	123	Hwy 181	Hwy 181	Chris	Joyner	Fairhope	(251) 625-1220
	Land Comments	123+/- In the heart of Fairhope. Over1300ft of frontage on Quail Creek Golf Coarse. Prime dev. tract bring all offers.							
55.	36532	359000	1	Investment Property	Corner of Hwy 181 and C.R. 34	Thomas	Galloney	Fairhope	(800) 960-6622
	Land Comments	Beautiful Corner Lot in a Commercial Subdivision.							
56.	36532	289000	0.75	Greeno Road - Fairhope	19182 Greeno Road	Tim	Herrington	Fairhope	(251) 478-7223
	Land Comments	19182 Greeno Road (Highway 98) - Fairhope, Alabama Approximately .75 acres. Excellent commercial property on Greeno Road in Fairhope, near new school and business district. All or part - Will sub-divide into three parcels. Zoned B4. Property dimensions are 111' x 290'. Adjacent land also available.							
57.	36532	199000	1		Bishop Rd	Thomas	Galloney	Fairhope	(800) 960-6622
	Land Comments	Investment Property Zoned Multi- Family R-4. Beautiful R-4 property in the city limits of Fairhope.							
58.	36535	Call For Pricing	300	Foley Beach Express	Corner Express & Juniper St.	Terry	McKinney	Foley	(251) 460-0910
	Land Comments	A total of almost 300 acres on the popular Foley Beach Express. There are several tracts located a little south of Hwy. 59. Will consider selling all or a portion.							
59.	36535	2500000	17	South of Hwy. 98	11244 Foley Beach Express	Terry	McKinney	Foley	(251) 460-0910
	Land Comments	17 acres of prime property located on the Foley Beach Express, south of Highway 98. Municipal zoning and permitting completed for 246 condo units plus clubhouse. Price includes some infrastructure, complete architectural and engineering drawings, geotech reports, and estimated construction costs. Call for all the details.							
60.	36535	989500	33	County Road 65	County Road 65	Joseph	Everson	Foley	(251) 943-5989
	Land Comments	Contact agent for description.							

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61.	36535	Call For Pricing	55	55 AC West Fern Ave	West Fern Ave	John	Foley	Foley	(251) 943-5989
	Land Comments	Zoned M-1. Adjacent to Goodrich and Foley Municipal Airport. Foley Sportsplex and future Rec Center within 1/4 mile. New housing starting in the \$120's within 1/4 mile. Good soils							
62.	36535	Call For Pricing	19	19 Acres West Fern Road	West Fern Ave	John	Foley	Foley	(251) 943-5989
	Land Comments	Zoned M-1. Adjacent to Goodrich and Foley Municipal Airport. Foley Sportsplex and future Rec Center within 1/4 mile. 1,950+/- paved road frontage. Utilities Available.							
63.	36535	2250000	30	Kendallbrook Subdivision	CR 12	Don	Bekurs	Foley	(251) 968-5925
	Land Comments	Partially developed subdivision. 71 developed lots on 15+/- acres, plus 15+/- undeveloped acres. Perfect area for development. Close to shopping, schools and beaches.							
64.	36535	2155000	2.75	2.75+/- acres adjacent to Tanger Outlet	2551 S. McKenzie Street	Rebecca D.	Byrne	Foley	(251) 928-4425
	Land Comments	Prime location; 200' +/- frontage on Hwy 59; zoned B-1A, 13,000 +/- sf building on site; 36,000 cpd (estimate)							
65.	36535	1800000	19	Hadley Road	Hadley Road	Tim	Herrington	Foley	(251) 478-7223
	Land Comments	19 acres of heavily wooded, undeveloped land on Hadley Road in Foley. Located just off Highway 59 and just south of the Foley Beach Express. Visibility from Highway 59. No zoning restrictions. All utilities available to the property. Available for Sale: \$1,800,000.00. Adjacent 3 acre lot also available that would give the site 22 acres and frontage on Highway 59.							
66.	36535	449000	4	Commercial Property on Hwy 98	18963 U.S. Hwy 98 West	Donnie	Clark	Foley	(251) 621-2588
	Land Comments	Tremendous Commercaill Potential on this approx. 4 Acre Property located adjacent to Foley Soccer Fields, and Foley City Limits. Priced for Quick Sale Beautiful Mature Oaks on Front of Property.							
67.	36535	989500	33	Baldwin County Multi Family Land	County Road 65	Joseph	Everson	Foley	(251) 943-5989
	Land Comments	33 Acres of prime development property. This property is well suited for townhome, multi-family, single family or RV development. Currently unzoned. 200 unit site plan recently approved by county. Located in the GO ZONE. This property is located within SIX MILES for MORE THAN 2 MILLION SF of NEW RETAIL DEVELOPMENTS. Less than 7 miles from the Gulf of Mexico.							
68.	36535	1.7E+07	113	Highway 59	Highway 59 and County Road 10	John	Foley	Foley	(251) 943-5989
	Land Comments	113 +/- acres on Highway 59 in Foley. Property has 1,005' +/- road frontage on Highway 59 with two crossovers and access to traffic signal. Road frontage on County Road 10 future extension. 2 1/2 miles south of Tanger Outlets in Foley and 2 1/2 miles north of Colonial Pinnacle Mall in Gulf Shores. Zoned B-1A, utilities available.							
69.	36535	495000	1.11	Commercial Lot in Foley	Highway 59	Anna Lisa	Nist	Foley	(251) 967-1682
	Land Comments	Location, Location, Location! Commercial building lot in the heart of Foley. Just 1 block north of Walmart. 80' x 605' lot directly on Highway 59, southbound lane. Located in the midst of shopping and restaurants. Take advantage of one of the only few remaining commercial lots in this area. Zoned B-1A. In addition, it has zero side setbacks which allows you to maximize your building footprint.							

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70.	36535	Call For Pricing	4.86	Land Lot 2 Lewiston Hall	20373 Keller Road	RANDY	LEWIS	Foley	(256) 694-1142
	Land Comments	Zoned Extended Business District by City of Foley, Alabama. Flat almost level land read to build on. Keller Road is quickly building out and this land will not last long. Location Description: Located on Keller Road (TURN AT OLD TIME POTTERY) just off State Highway 59 less than 10 miles from the Gulf of Mexico and the beautiful beaches.							
71.	36535	Call	4		20377 Keller Rd	RANDY	LEWIS	Foley	(256) 694-1142
	Land Comments	Land 487+- feet of Road Frontage on Keller Road, 1/2 cleared 1/2 treed with creek. Flat to minor rolling land ready to Develop. This location is across the street from new housing and next door to new 3.8 million Multifamily/Hotel development Zoned Extended Business District - Multifamily Possible . Keller Road East off State Highway 59 Main North/South Highway to Beach (Gulf of Mexico)Gulf Shores. Located between Foley, and Gulf Shores Alabama. Turn East on Keller Road besides OLD TIME POTTERY Retail Center							
72.	36535	281350	3.31	South Hickory Street	South Hickory Street	Donnie	Clark	Foley	(251) 621-2588
	Land Comments	Ideal commercial development site approximately 1 Mile west of Hwy 59 within Foley city limits. Site is cuurently zoned B-2 & features 3.31 Acres with 480' Road frontage on Hickory St. City utilities include Water & Sewer.							
73.	36535	588200	6.92	South Hickory Street	South Hickory Street	Donnie	Clark	Foley	(251) 621-2588
	Land Comments	Ideal commercial development site approximately 1 mile west of Hwy 59 within Foley City Limits. Site is currently zoned B-2 and features 6.92 Acres with 1006' Road frontage on Hickory St. City utilities include Water & Sewer...							
74.	36535	588200	6.92	South Hickory Street	South Hickory Street	Donnie	Clark	Foley	(251) 621-2588
	Land Comments	Ideal commercial development site approximately 1 mile west of Hwy 59 within Foley City Limits. Site is currently zoned B-2 and features 6.92 Acres with 1006' Road frontage on Hickory St. City utilities include Water & Sewer...							
75.	36535	3780000	108.5	South Hickory Street	South Hickory Street	Donnie	Clark	Foley	(251) 621-2588
	Land Comments	Ideal residential development site. Approximately 1 mile west of Hwy 59. Site is currently Zoned R-1D. plat in file with 262 lots drawn. Plat is based on current zoning. City Water & Sewer.							
76.	36536	Call		Cypress Gates Subdivision	Satsuma Avenue	Philip	Osborne	Foley	(502) 552-9526
	Land Comments	Cypress Gates Subdivision in the heart of Foley. 1/2 mile to hospital complex. 1 mile to 59/98 intersection. North of Hwy 98 so you can get affordable home owners insurance. 52 Finished lots for sale and/or all 110 lots in phase 1A and 1B for sale. Signature entrance, 4 acre lake and 52 finished lots available now. Presold for \$7,500,000. Seller has reduced prices for lots and remainder of site. Beautiful site with trees preserved. Look at site plan and drive through, you will see the nicest small, upscale development in Foley. Take Hwy 59 to Satsuma Avenue, west four blocks to Cypress Gates entrance.							
77.	36536	695000		Cypress Gates 2	Hickory Street	Philip	Osborne	Foley	(502) 552-9526
	Land Comments	CYPRESS GATES Phase 2, City of Foley approved for 47 garden home lots under PUD zoning. All approvals in place and ready to GO. See color site plan for layout. Enter from Hickory Street under century old live oaks to this gated back section of CYPRESS GATES. Hard to find a nicer approved project this close to downtown Foley. This section will be connected to ammenities (club house and pool) of front section of CYPRESS GATES Subdivision.							

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78.	36536	1400000	15.32	Apt Dev Site	County Road 20	C. David	Tisher	Foley	(251) 438-4312
	Land Comments	Located in Foley, Alabama, this 15.32 acre apartment development site has been approved by the City of Foley for 200 units. The offering includes all entitlements, zoning approval, construction plans, engineering, studies, permits and approvals in current owner's possession. The project has been approved for HUD 221 (d) 4 financing and the new owner/developer may be able to finance the project under the same program. The subject property lies within a primary market area that indicates a pent up demand for apartment housing. Accelerated depreciation under the Gulf Opportunity Zone Act may be available. The project is not subject to the City of Foley multi-housing development moratorium.							
79.	36536	2800000			W. Hwy 24	Philip	Osborne	Foley	(502) 552-9526
	Land Comments	Lake Walk Subdivision is Baldwin County approved for 242 residential lots. Previously contracted for \$4,000,000. Seller motivated and has reduced to \$2,800,000. All approvals in place, construction plans in hand. Development plan includes 9+- acres of lakes, with 48 lakefront home sites, that follow the existing site contours. Great site / Great opportunity. 2600' of CR. 24 frontage with all utilities present.							
80.	36541	169500	0.05	Office for Sale	10264 Potter Tract Rd	Richard	Mann	Grand Bay	(251) 300-3396
	Land Comments	40'x110' vacant land is included (adjacent) Building has a new metal roof, new wiring throughout, new HVAC, and new bathroom fixtures. Building has new aluminum frame windows and doors; has 100V & three-phase 480V service. Etched and painted concrete floors, newly painted inside and out. Three feet wide freight door at rear of building; new water heater. Natural gas is available.							
81.	36542	899000			Ft. Morgan Road	Joseph	Everson	Gulf Shores	(251) 943-5989
	Land Comments	Across From Wal-Mart-Gulf Shores. Contact agent for description.							
82.	36542	1895000			Hwy 59-Gulf Shores	Joseph	Everson	Gulf Shores	(251) 943-5989
	Land Comments	Contact agent for description. Across from Target-BedBathBeyond-BooksAMillion							
83.	36542	Call For Pricing	1.4	Gulf Shores Outparcels	Hwy 59 / Cotton Creek Dr	Charlie	Sutherland	Gulf Shores	(251) 929-3790
	Land Comments	"GO ZONE" Opportunity							
84.	36542	525000	1.11	Ft. Morgan Road	Fort Morgan Road	Joseph	Everson	Gulf Shores	(251) 943-5989
	Land Comments	Commercial property located on the north side of Fort Morgan road less than five miles west of Highway 59. Site plan for 12,000 sf on file. Perfect location for strip center/office building close to Peninsula Golf Club.							
85.	36542	Call For Pricing	30	4790 County Road 6	4790 County Road 6	David	Milstead	Gulf Shores	(251) 943-5223
	Land Comments	Excellent development potential, single family or townhouses. Property is currently not zoned.							
86.	36542	6500000		Beach Blvd W	605 Beach Blvd West	Burton	Clark	Gulf Shores	(251) 476-6000
	Land Comments	Lots 9,10,12 and East 30' of Lot 8, Block 2, Unit 1 of Gulf Shores Subdivision. 130' frontage on Gulf of Mexico. South on Hwy 59 to Gulf. Turn right (West) on West Beach Blvd. and property is 1/2 mile on the left adjacent to Bahama Bob's Restaurant.							

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87.	36549	539000	21.56	Highway 91 - Lillian, AL	Highway 91 & Carney Mill Dr	Chad	Slaton	Lillian	(251) 476-6000
	Land Comments	IN CONTRACT. 21.56 Acres in Lillian, Al. Property is fully wooded with Pines and has a 20' access to Perdido Bay. Great development potential. Take US Hwy 98 East from Foley to Co. Rd. 91 South in Lillian. Take 91 South through the stop sign and your next left is Carney Mill Dr. Property is located on either side of Carney Mill Dr.							
88.	36551	145000	1.6	Loxley Industrial	29894 CR 49	Joe	Steen	Loxley	(251) 478-8840
	Land Comments	Contact agent for description.							
89.	36551	871200	20	Hwy 59 N of I-10	Hwy 59	Haran	Hunter	Loxley	(251) 752-3984
	Land Comments	OWNER FINANCING AVAILABLE - NEW PRICE - \$1 / SF Approx. 20 acres commercial park. Will sub divide as needed. Approx. 7/10 Mile north of I-10. Direct entrance from Hwy 59. Excellent location for distribution, warehouse and office. Midway between Mobile and Pensacola. I-65 is approx. 15 miles N.							
90.	36551	250000	2	I-10 Business Park North	Highway 59	Joseph G. (Joey)	Betbeze, Jr.	Loxley	(251) 476-4111
	Land Comments	Office/warehouse, Distribution or Motel Site. Great location just north of the intersection of Interstate 10 and Highway 59. Located across Hwy 59 from Ace True Value Distribution center. Just north of Luv's Truck Stop. Located between Mobile and Pensacola and near Foley, Gulf Shores Area.							
91.	36551	5000000	219.59	Riverwood Ranch	12840 US Highway 90	John	Foley	Loxley	(251) 943-5989
	Land Comments	Unzoned in Planning District 7. 3 miles east of Hwy 181 and 3 miles west of Hwy 59 with 601 front feet on Hwy 90. Rolling pasture land with lake sites. 4,090 +/- VPD on Hwy 90. Utilities available.							
92.	36551	1400000	5.1		U.S. Highway 59 & West Loxley Ave.	Fletcher	Majors	Loxley	(334) 567-0924
	Land Comments	Loxley City Block 5.1 +/- Acres Commercial Zoned City Block in Center Of Loxley, Alabama 5.1 Acres on Hwy 59 in the town of Loxley, Alabama. Hwy 59 is the main route from I-10 to the Gulf Shores beaches 25 miles to the south. This property is zoned for business and would be ideal for banks, grocery stores, malls, etc. All utilities are provided by the Town of Loxley. There are paved streets on all four sides of the property and a redlight on Relham Avenue which borders it. The Loxley City Block property is located in the town of Loxley, which is just south of Interstate 10 on U.S. Highway 59 in Baldwin County, Alabama. The east side of the property fronts U.S. Highway 59, while the south side fronts West Loxley Avenue. West Relham Avenue is the North border and South Cedar Street is the West border. For more information on the property, visit our website: www.gr8land.net							
93.	36551	280000	5	Loxley Industrial	29896 Cr 49	Joe	Steen	Loxley	(251) 478-8840
	Land Comments	Contact agent for description.							
94.	36551	200000	1	Hwy 59	26175 Highway 59	Rebecca D.	Byrne	Loxley	(251) 928-4425
	Land Comments	Contact agent for description.							

	Zipcode	Asking Price	Acres	Land Name, Street, or Location	Land Address	Agent First Name	Agent Last Name	City	Agent Phone
95.	36551	785000	2.2	Southeast Corner of I-10 and Hwy 59	Highway 59 at I-10	LaSha	Powell	Loxley	(251) 943-2256
	Land Comments	2.2 acres at end of ramp from I-10 to south on Hwy 59. Prime site for hotel or restaurant. Very high profile location. Traffic counts at this location were 40,120 AVPD on I-10 and 23,240 AVPD on Highway 59 in 2005. Direct route to Alabama beaches. Can be bought together with 2.3 acre site to make 4.5 acres.							
96.	36551	Call For Pricing	3900	Golden Triangle	Highway 59 at Highway 31	Tim	Herrington	Loxley	(251) 478-7223
	Land Comments	Land Available in the new development - the "Golden Triangle." Bordered by Highway 59 to the east, Highway 31 to the west, and I-10 to the south. Excellent opportunity. Please visit http://www.saad.com and download the Marketing Package for full information.							
97.	36551	1950000	78		Cabinet Shop Road / Hinote Glass Rd	John	Foley	Loxley	(251) 943-5989
	Land Comments	SE Corner of Cabinet Shop Road / Hinote Glass Rd. Relatively flat farm land surrounded on two sides by county maintained dirt roads.							
98.	36551	3750000	29	29 acres Summerdale	Highway 59 at County Road 32	Tim	Herrington	Summerdale	(251) 478-7223
	Land Comments	Approximately 29 acres directly on Highway 59 in Summerdale. Excellent site for retail development. Owner will subdivide, with back ±13 acres for multi-family development. Inside city limits of Summerdale. Water and sewer available. Current NOI approximately \$11,000 per month. For sale - \$3,750,000.00.							
99.	36559	198500		Bendabout Ln	1 Bendabout Ln	Chad	Slaton	Montrose	(251) 476-6000
	Land Comments	Contact agent for description.							
100.	36561	1800000	3		24100 Canal Road	David	Milstead	Orange Beach	(251) 943-5223
	Land Comments	Close to Foley Beach Express in Orange Bch 3 acres of a 10+/- acre parcel that can be divided to suit with approximately 200'-300' of frontage on the south side of Canal Road in Orange Beach, AL. Walking distance to The Wharf, Orange Beach's largest retail center, amphitheatre, and Alabama's tallest ferris wheel. This property is zoned General Business, and can allow 14 stories at 42 units/acre, 63 units/acre for a hotel at six stories and over.							
101.	36561	1.2E+07	22.5	Cypress Cove	Canal Road	S. Starke	Irvine	Orange Beach	(251) 621-1337
	Land Comments	This property can be sold as it has been developed or possibly should be redeveloped into more lots to add units. Beautiful views in a safe and serene location, protected from storms.							
102.	36561	5500000	18.6	Excellent Tourist Location	0 Hwy 161	Brien	Griggers	Orange Beach	(251) 599.2266
	Land Comments	Location, Location, Location!!! This property is located in one of the most prime areas of Orange Beach. This site has an abundance of potential for retail, grocery store, hotel or multi family use. Wetland study has been done by owners. One of the last naturally wooded areas left in busy corridor of Orange Beach. Don't miss out on the opportunity to look at this great piece of property. 640 feet on Hwy 161. Zoned for general business. Possible opportunity for developer. Location Description: South on Hwy 59. East on Canal Rd. South on Hwy 161. Property on right (west side) of Hwy. Located near the Foley Beach Express.							
103.	36567	2.5E+07	9.4	Retail Dev Land	Hwy 59	Joe	Steen	Robertsdale	(251) 478-8840
	Land Comments	Prime retail location on Hwy 59 in Robertsdale in the heart of the Retail District. great development/investment property							

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104.	36567	999900			Hwy 59	Ingrid	Jackson	Robertsdale	(251) 979-7744
	Land Comments	9.31 acres that front on both ultra busy Highway 59 305 ft and County Road 48 1281 ft. Excellent investment opportunity in the Robertsdale/Summerdale area. Ideal for strip mall or convenient store. Make Seller an offer!							
105.	36567	1596800	32	CR 48 North	County Road 48 North	LaSha	Powell	Robertsdale	(251) 943-2256
	Land Comments	32 acres on North County Road 48 in Robertsdale. The adjoining property immediately north will soon be developed as apartments, storage and retail. It is currently an open field and unzoned.							
106.	36567	693922	48	Highway 90	24740 Highway 90	Chad	Slaton	Robertsdale	(251) 476-6000
	Land Comments	TAKE HIGHWAY 90 EAST FROM HIGHWAY 59 IN ROBERTSDALE, PROPERTY IS LOCATED 6 1/2 MILES FROM HIGHWAY 59. BEAUTIFUL ACERAGE WITH FRONTAGE ON HIGHWAY 90 AS WELL AS BREWER ROAD. MANY POSSIBILITIES. NEAR PROPOSED FOLEY BEACH EXPRESS EXTENSION.							
107.	36567	160000	0	Highway 104 (18348)	18348 Highway 140	Chad	Slaton	Robertsdale	(251) 476-6000
	Land Comments	Commercial lot zoned B-2 in Robertsdale, AL. Located on Hwy 104, this parcel sits behind the Winn Dixie Shopping Center on Hwy 59 and across the street (Hwy 104) from the cattle yard. Home on property is of no value. Great potential for Business/Commercial.							
108.	36567	125000	0.39	Media Drive	Media Drive	Tim	Herrington	Robertsdale	(251) 478-7223
	Land Comments	Commercial lot on Media Drive in Robertsdale. Excellent central location in Baldwin County, in very close proximity to Highway 59. Lot dimensions: 120' x 140'. Approximately 16,800 square feet. All utilities are available. Zoned Commercial. For Sale: \$125,000.00							
109.	36567	870000	15	Commercial Park	McAuliffe Road	Tim	Herrington	Robertsdale	(251) 478-7223
	Land Comments	Approximately 15 acres of Prime Land in Robertsdale, adjacent to Robertsdale Commercial Park. Ideal for multi-family or industrial development. Adjacent to Robertsdale city limits - Robertsdale will annex. Excellent location - convenient to Hwy 59 and Hwy 90, adjacent to Robertsdale Commercial Park. All utilities are available, and no zoning restrictions are in place. • For Sale - \$870,000.00.							
110.	36571	1140000	2.19	Commercial Lot in Foley	Highway 59	Tim	Herrington	Foley	(251) 478-7223
	Land Comments	Approximately 2.18 acres of land, with 275' frontage on Highway 59. Zoned Commercial. South of the Tanger Outlet Center, surrounded by restaurants and retail, and adjacent to new Wyld Palms development. Available for Sale: \$1,140,000.00							
111.	36571	495000	5	Highway 59 at County Rd 28	Highway 59 at County Road 28	Tim	Herrington	Foley	(251) 478-7223
	Land Comments	Approximately 5 acres of undeveloped land with frontage on Highway 59 and County Road 28. Does not include the hard corner. Zoned Commercial. For Sale: \$495,000.							
112.	36577	299000	1.73	Churchill Commercial Parcel	Hwy 31 / McFarland Rd / Buckingham Blvd	Haran	Hunter	Spanish Fort	(251) 752-3984
	Land Comments	Commercial parcel at entrance of successful Churchill subdivision. All buildings have been removed. Possibly additional land available. 175' +/- on Hwy 31 and 418' +/- on McFarland. Area Retail: Eastern Shore Centre, Eastern Shore Park, Jubilee Square, Spanish Fort Town Center (Bass Pro Shops anchor). Hwy 31 and McFarland Road at Buckingham Blvd (Churchill). Located approximately 1.9 miles from Hwy 31 and Hwy 181 Intersection, just North of Exit 38 on I-10. Located approx. 1/2 hour west of Pensacola. 10 minutes east of Mobile. just north of I-10 and							

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113.	36579	1298375	325	County Road 96 (Old Ganey Road)	County Road 96	LaSha	Powell	Stockton	(251) 943-2256
	Land Comments	Excellent site for investment, recreation or residential development. The 325-acre site can be purchased four ways: Entire 325 acres at \$3,995/acre, 283 acres at \$4,000/acre, 42 acres on east side at \$5,700/acre or 10 acres on east side at \$6,500/acre. Mobile homes are restricted from the 42 and 10 acre sites. Unzoned. Over one mile of paved road frontage. growing area, heavily wooded. Easy access to I-65 & Bay Minette.							
114.	36580	300000	2.12	Land in Summerdale	Summerdale Alabama	Mitchum	Jackson	Summerdale	(251) 479-8606
	Land Comments	This property is located in Summerdale Alabama just south of Summerdale Church of Christ on west side of Highway 59							
115.	NO ZIP		8.5	8.5 Acres	Hwy 59 @ I-10	John	Delchamps	Loxley	(251) 476-0808
	Land Comments	Contact agent for description.							
116.	NO ZIP		214	Hwy. 225	Hwy. 225	Tamatha	McElmurry	Bay Minette Spanish Fort	(251) 209-6650
	Land Comments	Railroad frontage - contact agent for description.							