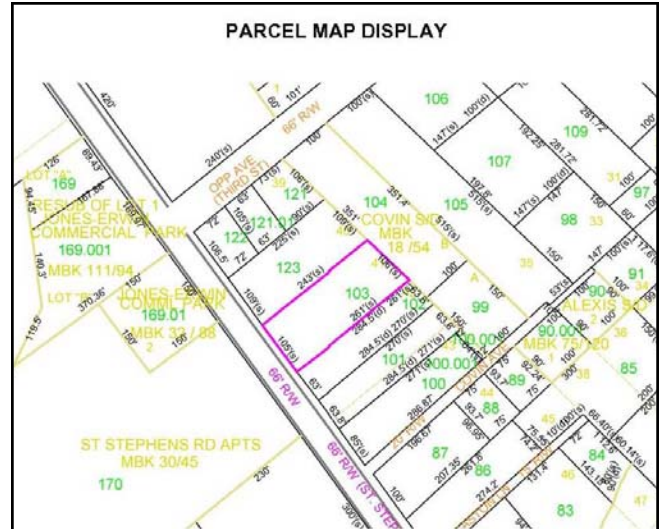


# Commercial Lot for Sale

## 3334 Saint Stephens Rd

### Whistler, AL 36612



Price: \$85,000  
Price/SF: \$3.25/SF  
Lot size: 105x261x106x243  
(.61 Acres)  
Topography: Level  
Traffic Count: 23,410 off I-65  
Financing: Owner Financing available  
Suitable for: Commercial, office or retail.



Directions: I-65 to St Stephens Rd Exit (Hwy 45). Property on right just before Opp Ave.



**Prudential**  
Cooper & Co. Inc.,  
REALTORS®

**Commercial Division**  
900 Hillcrest Rd Suite A5  
Mobile, AL 36695  
**(251) 639-4007**  
www.prucoopercommercial.com

**Richard Mann**  
(251) 300-3396  
richardmann@prucooper.com

Attention: Information given herewith is obtained from sources agent considers reliable; however, agent is not responsible for misstatement of facts, error or omissions. Buyer must satisfy self of accuracy of any statement or projection relied upon.