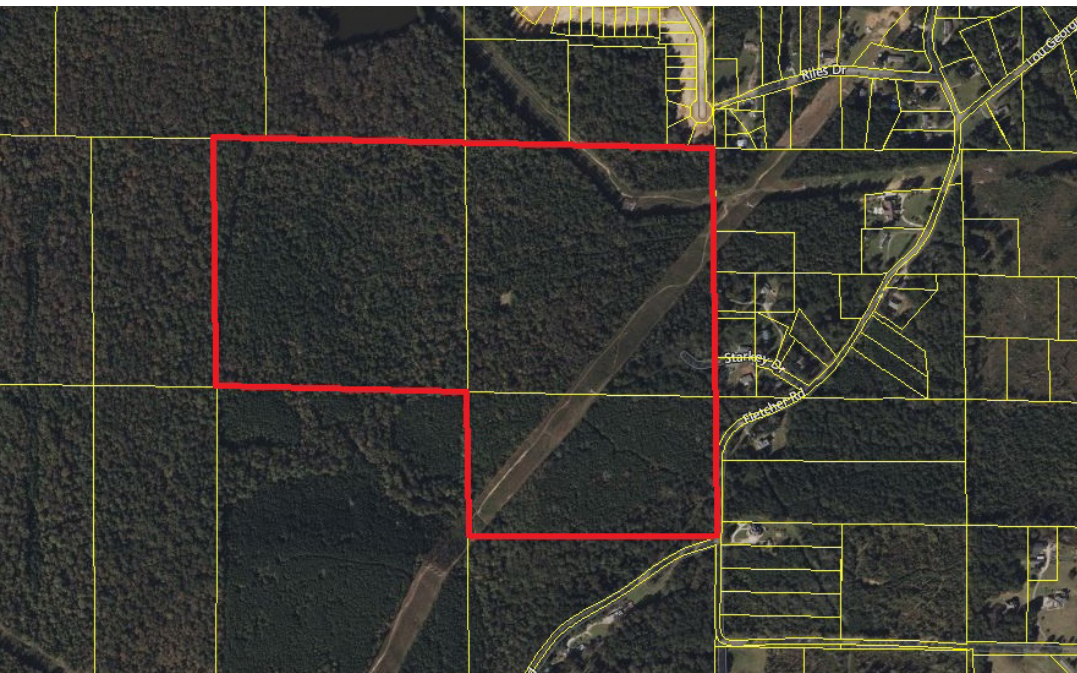
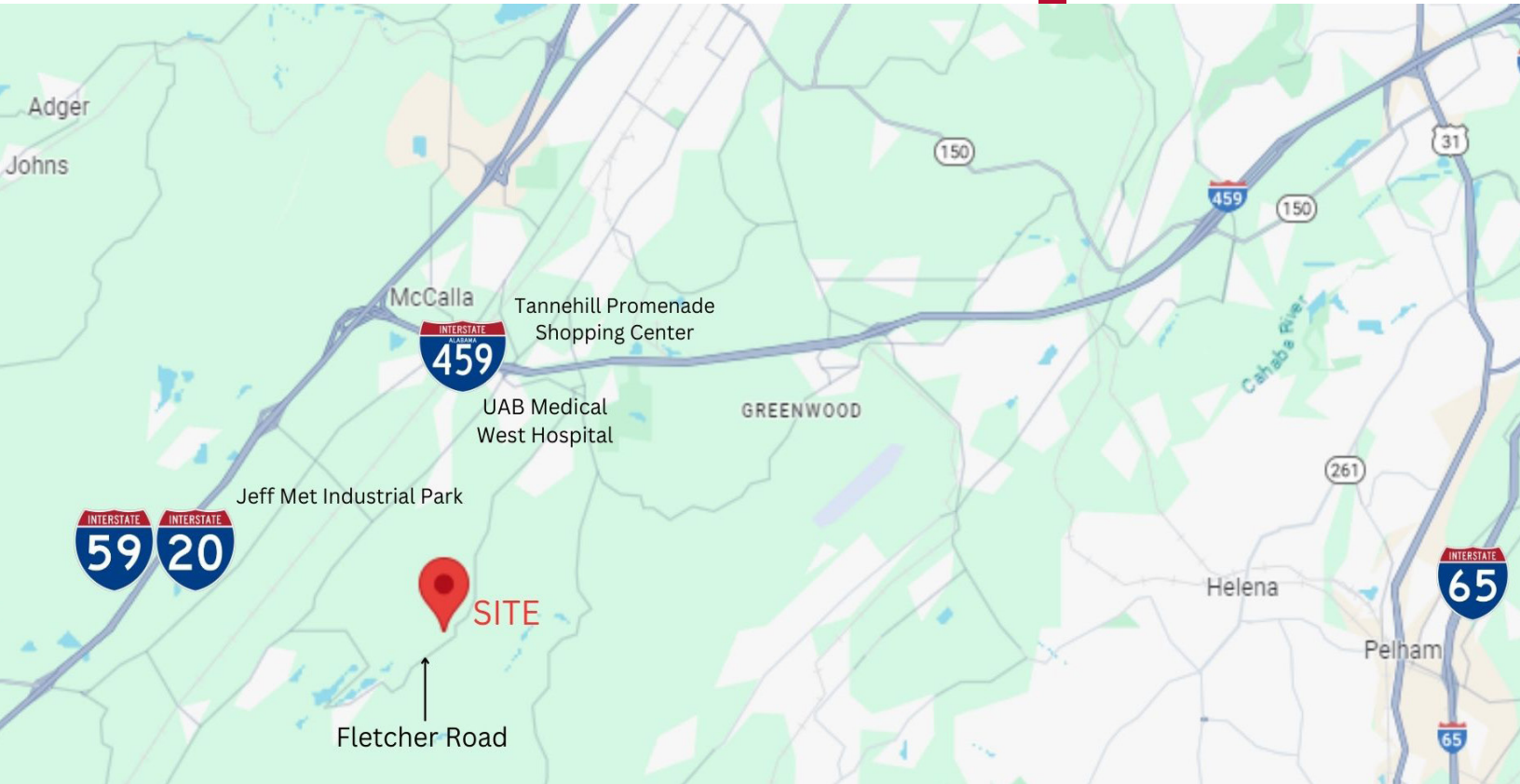


# LAND FOR SALE

5091 Fletcher Road | Bessemer, AL 35022

# \$1,250,000

103 AC +/-



- 103-acre residential development opportunity in growing Bessemer/McCalla
- 400+ feet of frontage on Fletcher Road
- Utilities readily available to property
- Current Zoning: A-1 Agriculture - Jefferson County
- 3 miles to new UAB Medical West Hospital and 7 miles from Jeff Met Industrial Park with Home Depot Distribution Center and other large employers
- Adjacent to Timber Leaf residential subdivision
- 4 miles off I-459 Exit #1 Bessemer/McCalla
- Jefferson County Schools - McAdory HS in McCalla
- Gently rolling topography with mixed timber

## ROY HOCKMAN

roy@lahcommercial.com | (205) 296 - 5011

## LAH COMMERCIAL REAL ESTATE

2850 Cahaba Road, Suite 200 · Birmingham, AL 35223 · 205-870-8580 (o) · lahcommercial.com

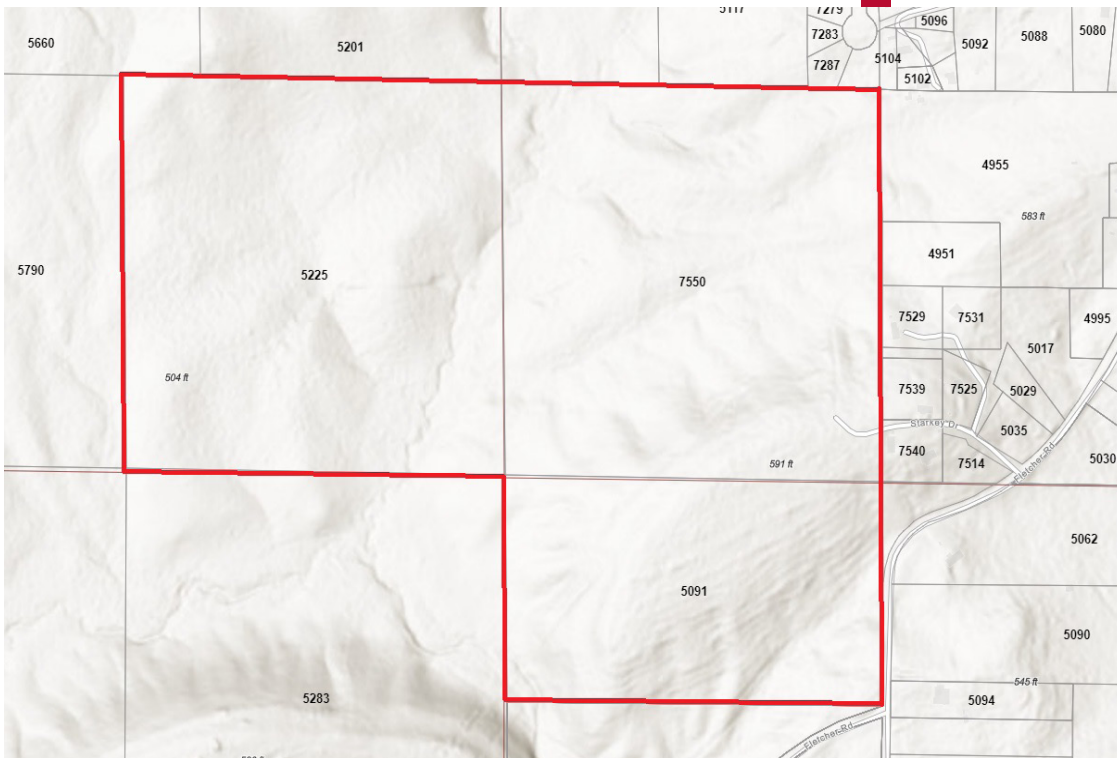
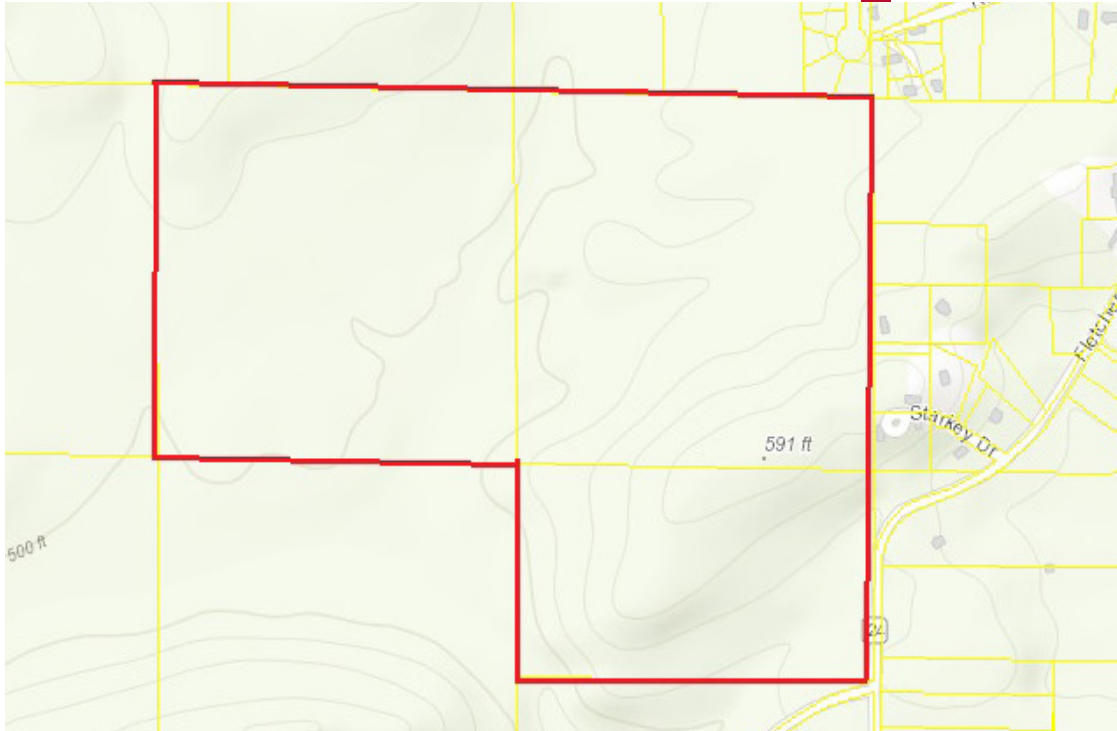
Information deemed reliable but not guaranteed

# LAND FOR SALE

5091 Fletcher Road | Bessemer, AL 35022

# \$1,250,000

103 AC +/-



## ROY HOCKMAN

roy@lahcommercial.com | (205) 296 - 5011

**LAH** COMMERCIAL  
REAL ESTATE

2850 Cahaba Road, Suite 200 · Birmingham, AL 35223 · 205-870-8580 (o) · lahcommercial.com

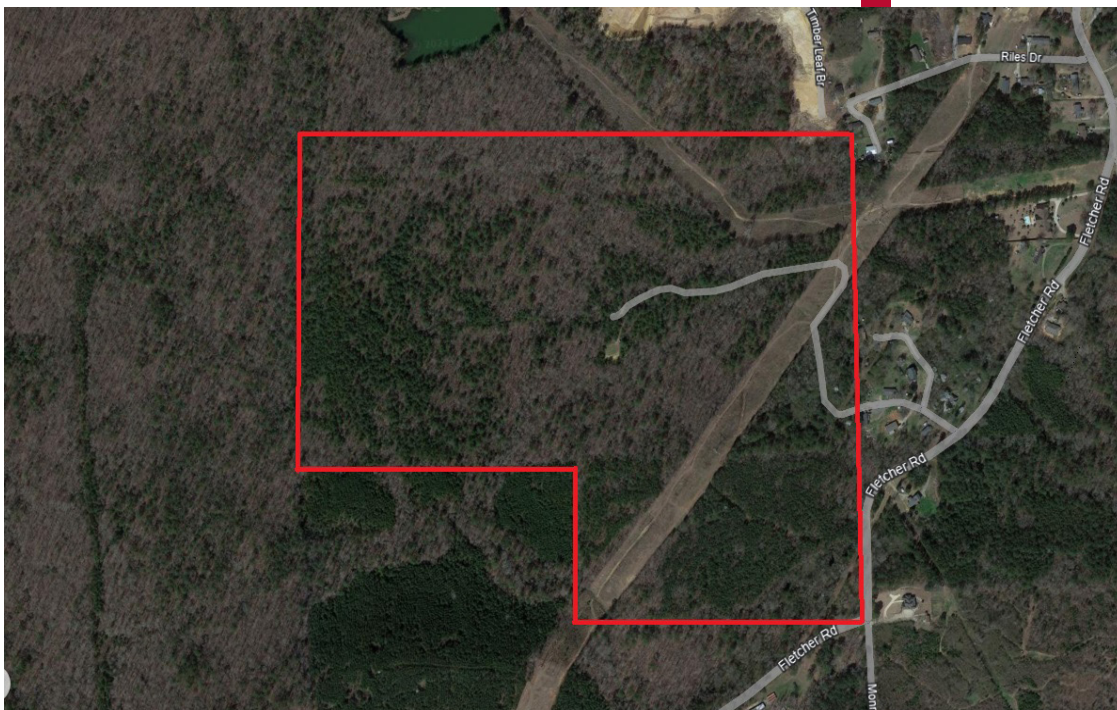
Information deemed reliable but not guaranteed

# LAND FOR SALE

5091 Fletcher Road | Bessemer, AL 35022

# \$1,250,000

103 AC +/-



## ROY HOCKMAN

roy@lahcommercial.com | (205) 296 - 5011

**LAH** COMMERCIAL  
REAL ESTATE

2850 Cahaba Road, Suite 200 · Birmingham, AL 35223 · 205-870-8580 (o) · lahcommercial.com

Information deemed reliable but not guaranteed