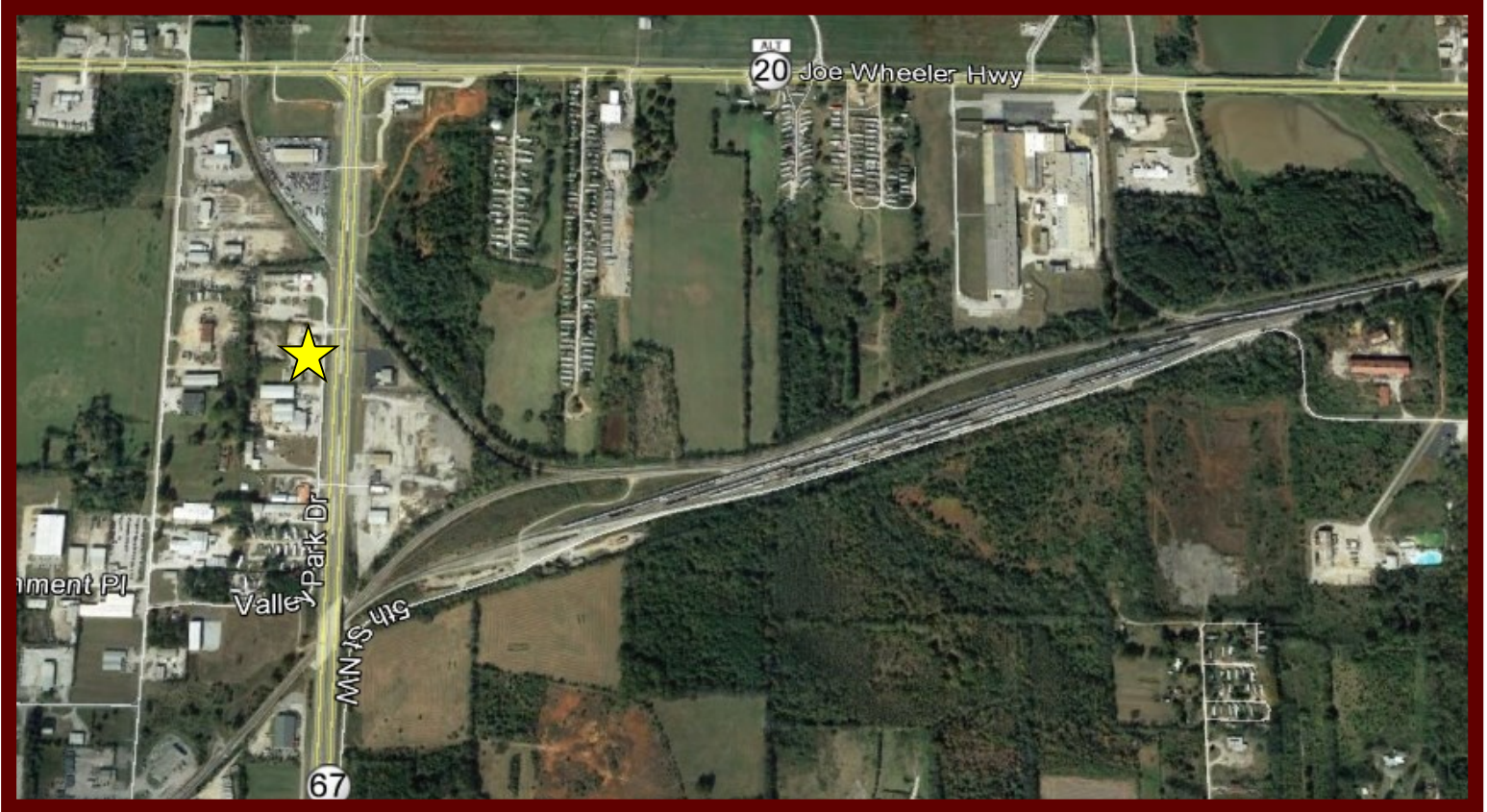


# 315 BELTLINE ROAD NW

DECATUR, AL  
FOR SALE OR LEASE

**Parker**  
*Real Estate*<sub>LLC</sub>



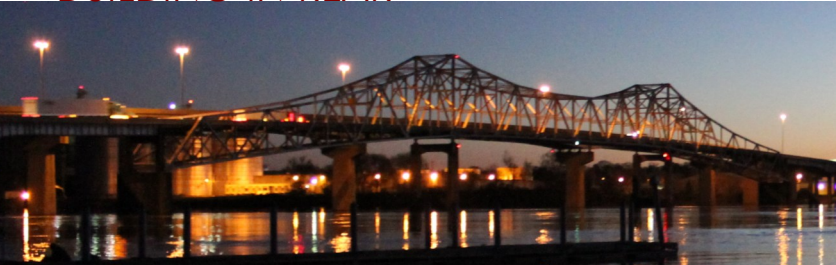
**PURCHASE PRICE: \$300,000.00, CALL FOR LEASE OPTIONS**

- ZONING: COUNTY (BORDERS M1-A, EXPRESSWAY COMMERCIAL DISTRICT)
- LOT: 2.419 ACRES

SITE CURRENTLY HAS A COMMERCIAL FUELING STATION  
WITH A CANOPY AND PAY STATION AT FRONT OF THE SITE  
AND A 3200 SQ FT SERVICE SHOP/OFFICE SPACE  
BUILDING IN REAR

**Parker**  
*Real Estate*<sub>LLC</sub>

JEFF PARKER, QUALIFYING BROKER  
PARKER REAL ESTATE, LLC  
401 GRANT STREET, SE - DECATUR AL 35601  
256.227.7935c 256.353.1112o  
jpparker@parker-realestate.com



# 315 BELTLINE ROAD NW

DECATUR, AL  
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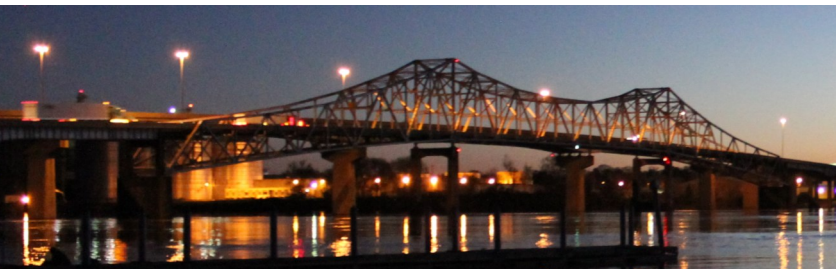
**Parker**  
*Real Estate*<sub>LLC</sub>

**LOCATION**



ACREAGE BY PARCEL  
EASY INGRESS/EGRESS

**Parker**  
*Real Estate*<sub>LLC</sub>

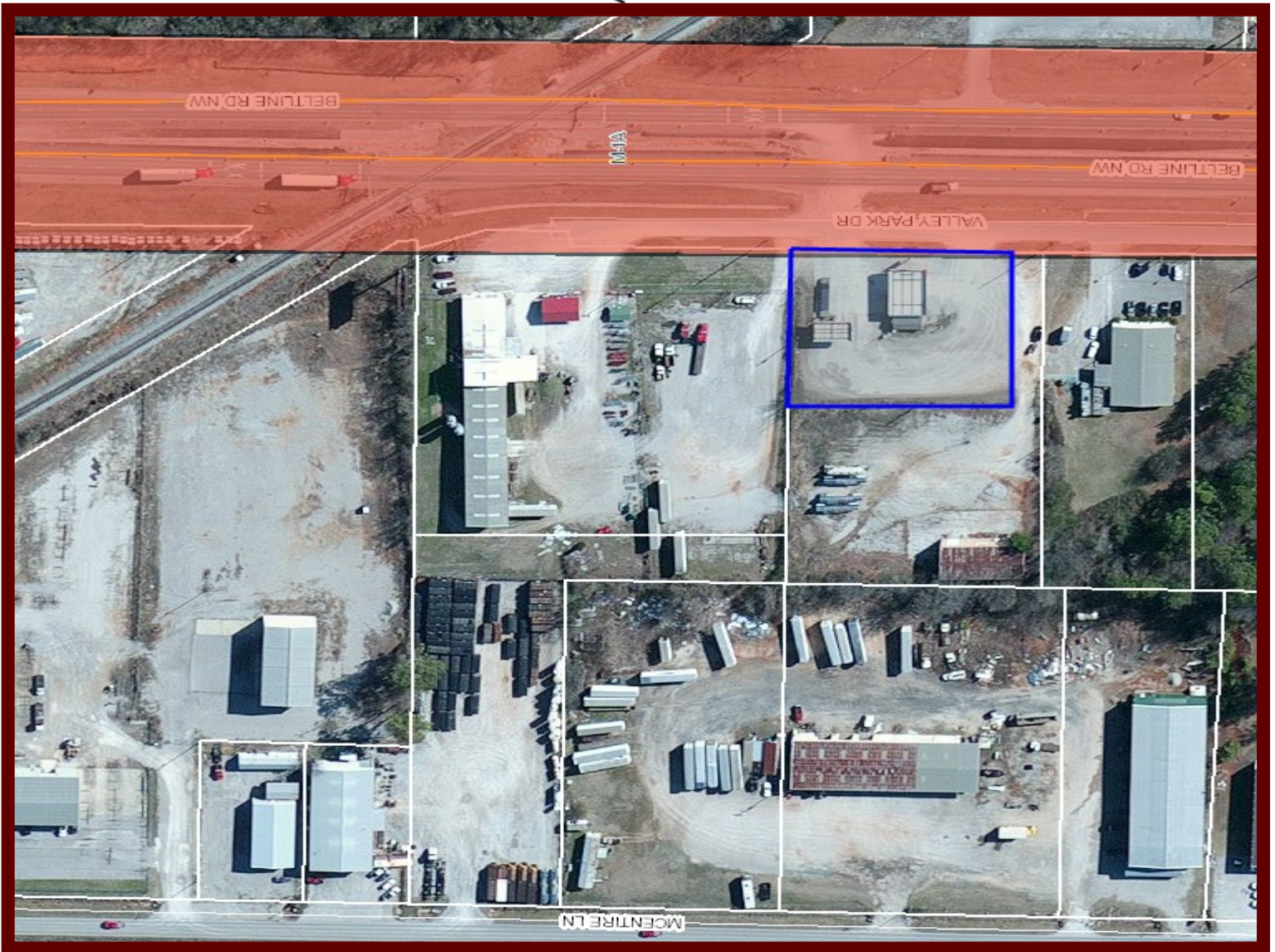


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AERIAL OF SITE SHOWING PROXIMITY TO ZONING

**Parker**  
*Real Estate*<sub>LLC</sub>

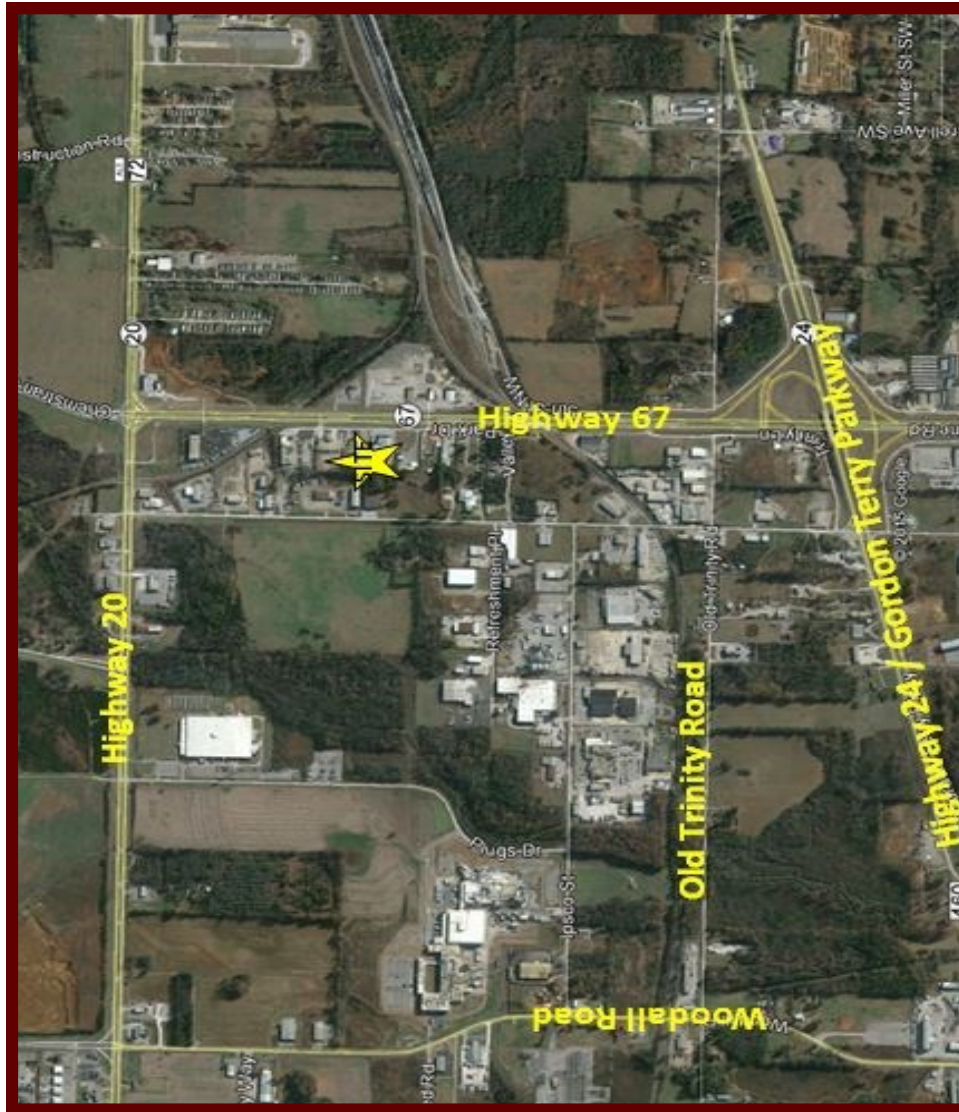
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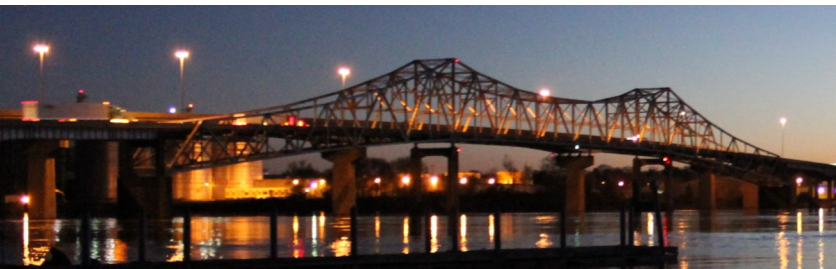
DECATUR, AL  
FOR SALE OR LEASE

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**AERIAL SHOWING SITE IN RELATION TO MAJOR  
HIGHWAYS**

**Parker**  
*Real Estate*.LLC



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