



New Price! “EXCLUSIVE STORAGE FACILITY” for sale in Summerdale, AL

Located at #18587 Co Rd 32, Summerdale, AL 36580

This incredible property boasts a spacious lot size of 6.5 acres, with 190 parking units total, 110 - covered and 80 - open. Whether you're storing boats, RVs, other vehicles, or equipment, this facility has you covered!

The convenience of gated access allows for maximum security, ensuring peace of mind for both you and your clients. Plus, with 24-hour access, your tenants can retrieve their belongings at any time, making it an even more attractive option.

The projected rent price per covered lot is \$150/month and \$50 - for an open lot. This facility is expected to attract a steady stream of customers, ensuring excellent rental income potential for the new owner.

Priced to sell!

\$1,890,000

Randy Dodd / Ryals Realty / 251-269-2156



Randy Dodd / Ryals Realty



Randy Dodd / Ryals Realty



Randy Dodd / Ryals Realty



Randy Dodd / Ryals Realty

Property Type	Industrial, Self Storage	Subtype	Flex
Investment Type	Stabilized	Class	A
Lease Type	Absolute NNN	Tenancy	Multi
Square Footage	200,000	Net Rentable (sq ft)	106,875
Price/Sq Ft	\$9.45	Cap Rate	10.05%
Occupancy	80%	NOI	\$190,000
Units	190	Year Built	2023
Zoning	B-2	Lot Size (acres)	6.5
Parking (per unit)	190	Broker Co-Op	Yes
APN	05-48-09-31-4-000-005.005	Price/Unit	\$9,947.37
Lease Options	Monthly / Yearly	Ownership	Full
Sale Condition	For sale by owner		

Randy Dodd / Ryals Realty