

Contact:

RUSS RUSSELL CCIM, ALC, CEA

Phone : 256-536-7777

Email : russ@russrussell.com



SELF STORAGE FACILITY FOR SALE

75,000sf self-storage investment opportunity in Madison, AL. Built in 2025, Prime Storage, a 3-story climate controlled storage facility, offers all the modern amenities customers need when it comes to storage options. Close to HSV Int. Airport, Redstone Arsenal, retail, housing and industrial sites, this facility offers controlled access and RV & boat storage. Each floor offers extra-wide hallways, 25,000sf of heated/cooled units divided into 5 different varieties of units and accessed by a large freight elevator. Accessable 24/7, the entire storage building offers an extensive security system, fire-suppression system and a clean environment, an administrative office with private restroom facilities & U-Haul & moving equipment available.

FOR SALE

**11017 County Line Road
Madison, Alabama 35758**

PURCHASE PRICE:

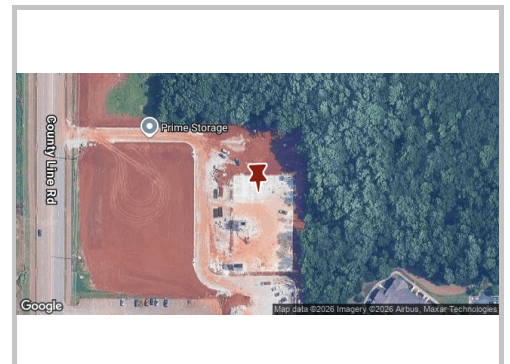
\$7,950,000.00

***Land Size: 2.77 Acres
Property Size: 75,000 Sq. Ft.
Year Built: 2025***



Contact:

Russ Russell CCIM, ALC, CEA
 923 Merchants Walk Suite C
 Huntsville, AL 35801
 256-536-7777
russ@russrussell.com



This information has been obtained from sources believed reliable. We have not verified it and make no guarantee, warranty or representation about it. Any projections, opinions, assumptions or estimates used are for example only and do not represent the current or future performance of the property. You and your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for your needs. Photos herein are the property of their respective owners and use of these images without the express written consent of the owner is prohibited.