



**PROPERTY DESCRIPTION**

0.32 acres, 1 mile from the intersection of Dennison Ave. & Montevallo Road SW. Property includes 140 feet of frontage on Dennison Avenue and 100 feet of frontage on 16<sup>th</sup> Way.

**LOCATION:** 1695 Dennison Avenue  
Birmingham, AL

**SIZE:** 0.32 Acres.

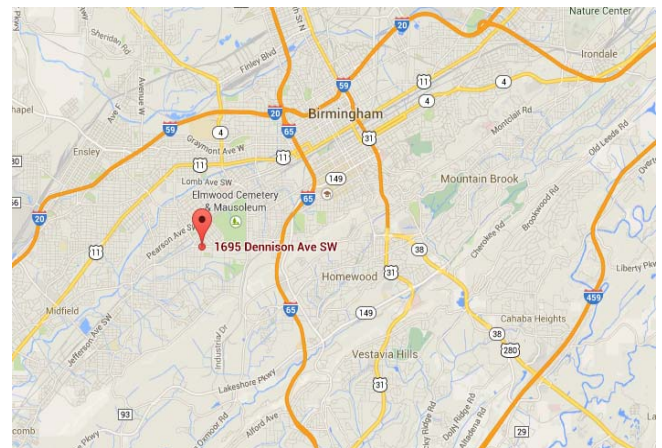
**ZONING:** R-3 Single Family, City of  
Birmingham

**UTILITIES:** Water and Sewer available

**TRAFFIC  
COUNTS:** 16,255 AADT ('10)

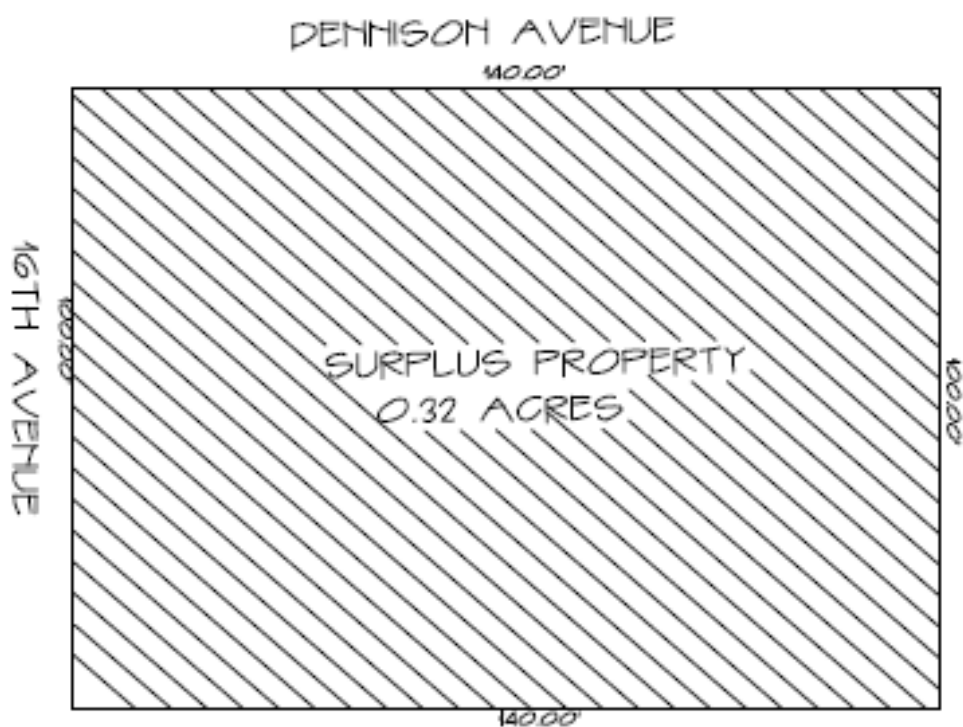
**ACCESS:** Curb Cuts on Dennison Avenue  
and 16<sup>th</sup> Way

**POPULATION:** One mile: 11,055  
Three miles: 91,240  
Five miles: 180,412



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