

# FOR LEASE OR SALE

## Manufacturing and Warehouse Facility

802 41st Street North  
Birmingham, Alabama 35212

Colliers  
INTERNATIONAL



### Overview

Manufacturing / warehouse facility now available for lease or sale and situated on approximately 3.13 acres with nearby Norfolk Southern railway and located less than one mile from Interstate 59 / 20 in Birmingham, AL.

### Building Area

Total Building SF:  $\pm 70,000$  SF

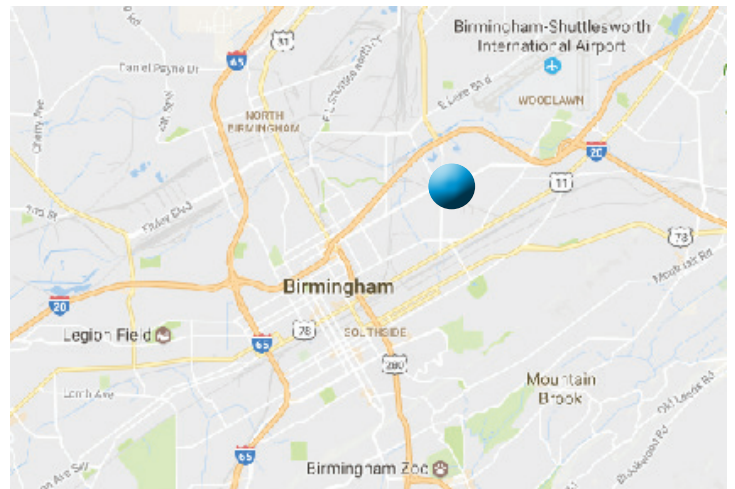
Site Size:  $\pm 3.13$  acres

### Building Features

- › Zoned M-2, City of Birmingham
- › Steel-frame metal building
- › Two (2) five-ton bridge cranes
- › Four (4) drive-in doors
- › Dock platform with six (6) dock positions
- › Adjacent to Norfolk Southern Railway
- › Less than one (1) mile to I-20/59

**NEW LEASE RATE: \$1.00/SF, NNN**

**SALES PRICE: \$895,000**



### Contact Us

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