



For Lease | Recently Renovated



Airport Highway Park Building 2

516 35th St N, Birmingham, AL 35222

15,276-37,926 SF Office/Warehouse with Exclusive Yard

Tripp Alexander, ccim, sior
Director of Industrial Services
+1 205 552 4343
tripp.alexander@colliers.com

Joe Azar, ccim
Senior Associate
+1 205 949 2692
joe.azar@colliers.com

880 Montclair Road, Suite 250
Birmingham, AL 35213
P: +1 205 445 0955
F: +1 205 445 0855

Property Details

Available SF

Suite B: 15,276 SF total including 1,376 SF office space
Suite C: 22,650 SF total including 1,967 SF office space
Combined: 37,926 SF total including 3,343 SF office space

Zoning

M2; Heavy industrial

Construction

Concrete/Metal

Clear Height

21.5'

Fire Sprinklers

100% wet system

Drive-In Doors

Suite B: 1 ramped
Suite C: Build-to-suit

Dock-High Doors

Suite B: 2 with pitted levelers
Suite C: 7 (4 on front and 3 on endcap)

Yard

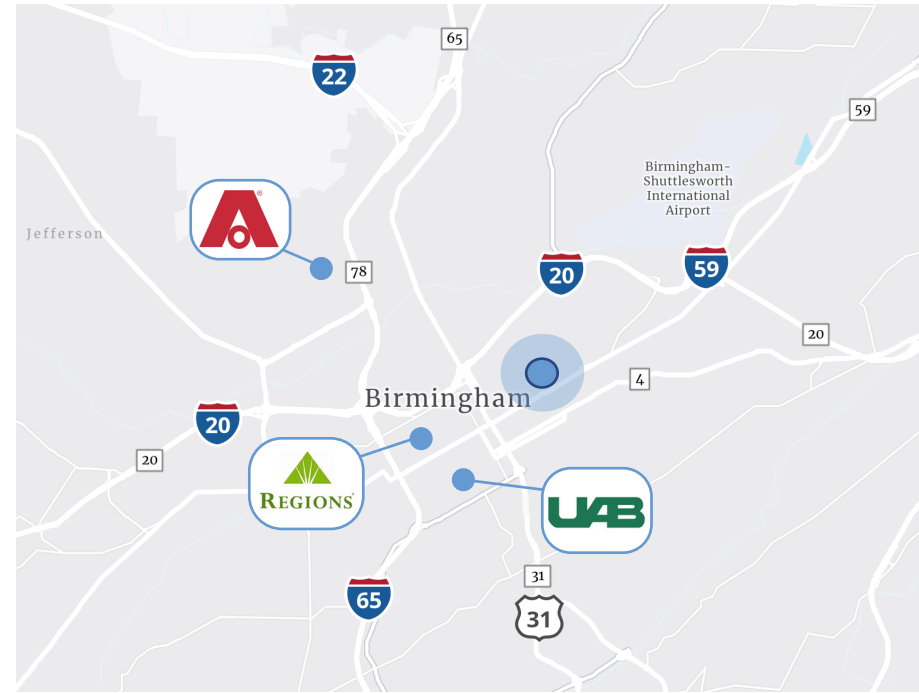
±7,200 SF exclusive lot / loading area

Park Setting

Airport Highway Park is a 300,000+ SF industrial park located just off I-20/59 between the Birmingham CBD and the airport.

Planned Renovation

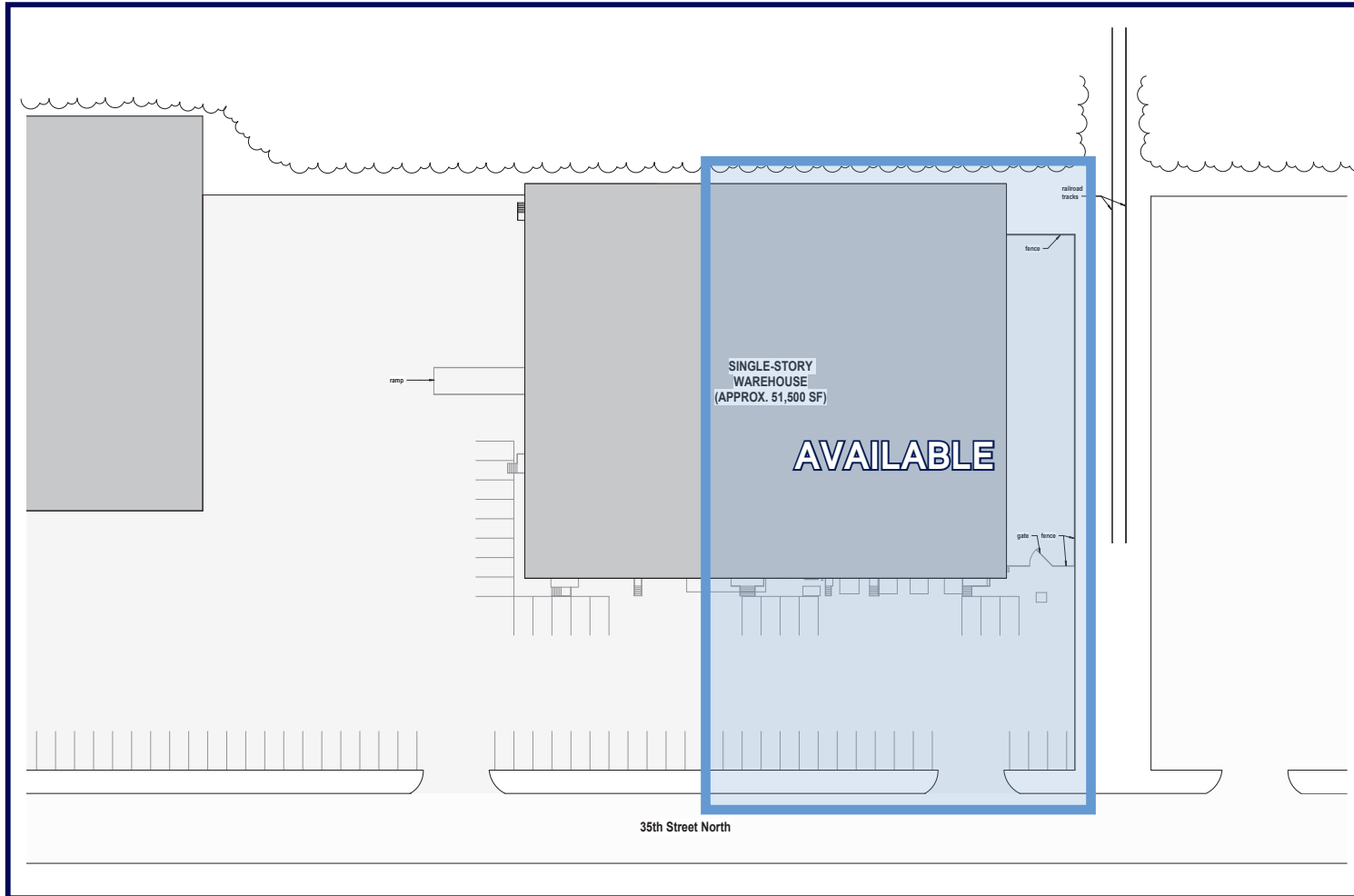
The entire park is in the process of a complete renovation. Improvements are planned for Subject Property including exterior painting, office renovations, warehouse lighting, etc.



Lease Rate:

Contact Broker

Site Plan

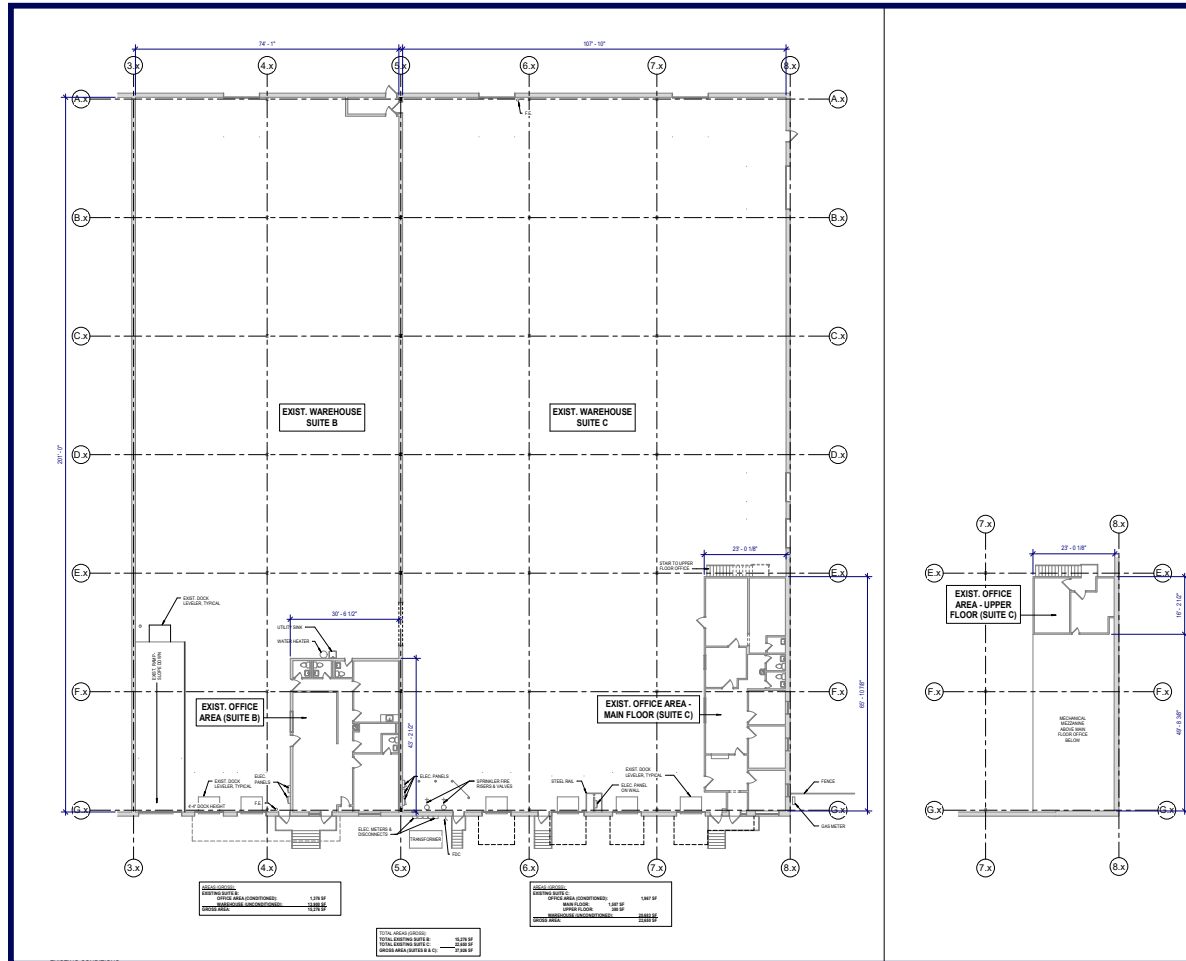


Tripp Alexander, ccim, sior
Director of Industrial Services
+1 205 552 4343
tripp.alexander@colliers.com

Joe Azar, ccim
Senior Associate
+1 205 949 2692
joe.azar@colliers.com

880 Montclair Road, Suite 250
Birmingham, AL 35213
P: +1 205 445 0955
F: +1 205 445 0855

Floor Plan



Tripp Alexander, ccim, sior
 Director of Industrial Services
 +1 205 552 4343
 tripp.alexander@colliers.com

Joe Azar, ccim
 Senior Associate
 +1 205 949 2692
 joe.azar@colliers.com

880 Montclair Road, Suite 250
 Birmingham, AL 35213
 P: +1 205 445 0955
 F: +1 205 445 0855

Submarket Map



Tripp Alexander, ccim, sior
 Director of Industrial Services
 +1 205 552 4343
 tripp.alexander@colliers.com

Joe Azar, ccim
 Senior Associate
 +1 205 949 2692
 joe.azar@colliers.com

880 Montclair Road, Suite 250
 Birmingham, AL 35213
 P: +1 205 445 0955
 F: +1 205 445 0855