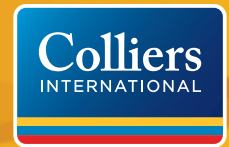
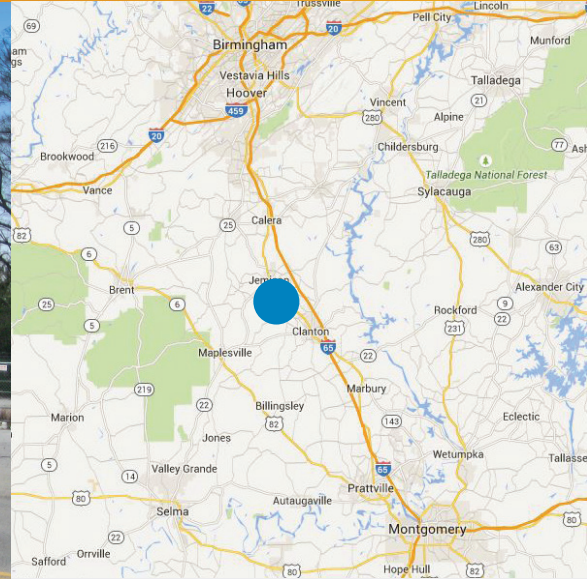


FOR SALE OR LEASE > LIGHT INDUSTRIAL



# Single Tenant Office/Warehouse

21444 US HIGHWAY 31, THORSBY, AL 35171



## Property Overview

- > Available SF:  $\pm$  30,000 SF
- > Covered Storage:  $\pm$  7,500 SF
- > Site Size:  $\pm$  2.2 acres
- > Lease Rate: \$2.50/SF, NNN
- > Sale Price: \$325,000

## Property Details

- > Four miles from I-65 and 40 miles from both Birmingham and Montgomery
- > Zoned Highway Commercial
- > Five oversized drive-in doors, one dock-high door
- > 24,000 SF at 20' clear height
- > 660 volt 3-phase power
- > High visibility with abundant parking

## Contact Us

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