



# Office Space For Lease

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## Providence Main Street Huntsville, Alabama

Located in the pedestrian-friendly Town Center at the heart of the Village of Providence, Colliers International presents three office suites available for lease within two buildings (**470 Providence Main Street** and **8 Parade Street**). Employees will love this location, where they can walk to several award-winning restaurants, visit retail stores and services, and out-of-town guests can stay in one of three hotels located just across the street.





# Village of Providence, Huntsville, AL

## LOCATION

The Village of Providence is located in west Huntsville, just north of University Drive/Highway 72. Minutes from Cummings Research Park and Redstone Arsenal, this destination environment draws from an MSA of over 900,000 potential customers for dining, shopping and entertainment. It is home to a wide variety of restaurants ranging from casual to fine dining, numerous shops and retailers, professional services, medical offices, and three national hotels.

## BUILDING AMENITIES

- Lease Rate: **\$19.75, Net of janitorial services & supplies**
- Abundant windows featuring plantation-style shutters
- 10' ceilings
- Adjacent surface parking
- Parade-301 includes a raised-floor lab and cubicles, if desired
- Parade-201 includes cubicles, if desired
- Walking distance to Grille 29, Edgar's Bakery & Cafe, Brickhouse Sports Cafe, Mellow Mushroom, as well as Hampton Inn, Marriott Springhill Suites and Homewood Suites

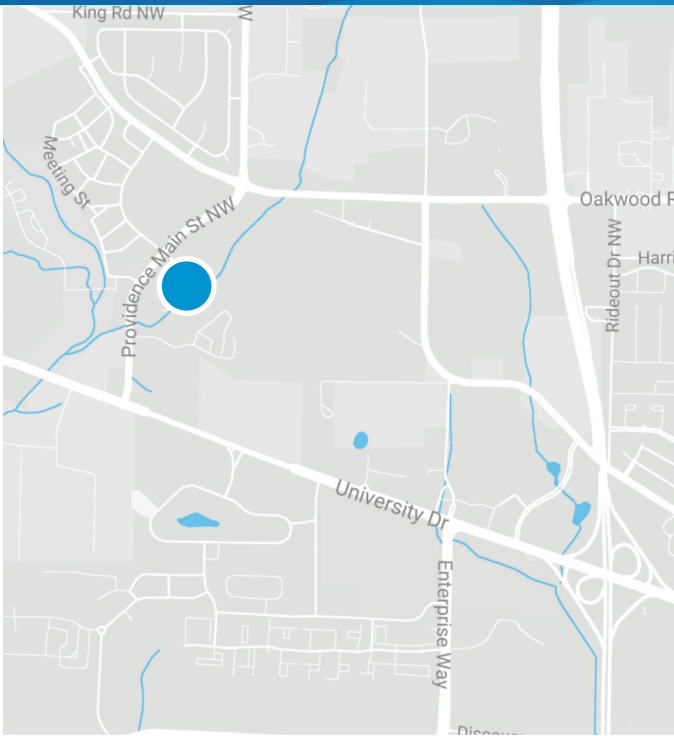
## AVAILABILITY

Suite	Available Space (SF)	Rate (per SF)
Parade-201	2,890	\$19.75
Parade-301	6,756	\$19.75
Prov Main-301	5,570*	\$19.75

\* Can be subdivided



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