



FOR LEASE
175 Airview Lane
Alabaster, Alabama

SHELBY WEST COMMERCE CENTER



47,300 SF End-Cap Office / Warehouse
Available 1Q24

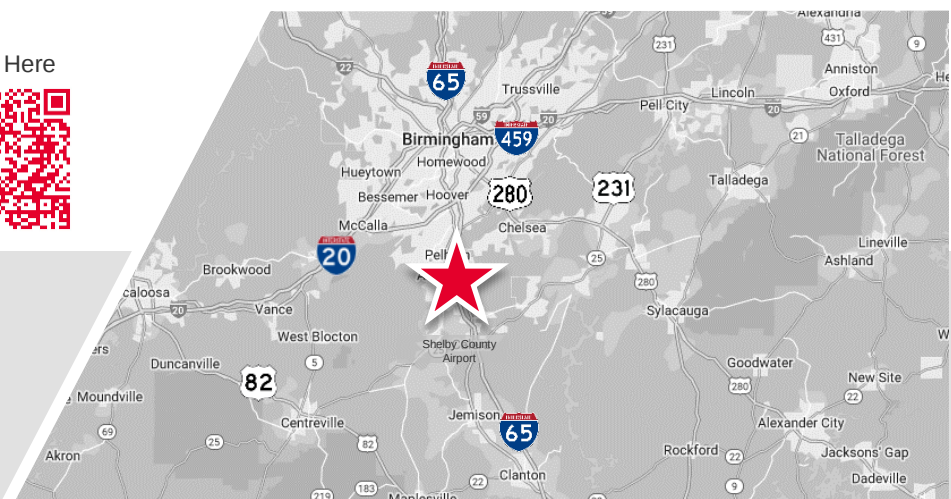
Lease Rate: \$6.75 PSF (NNN)

For more information, please contact:

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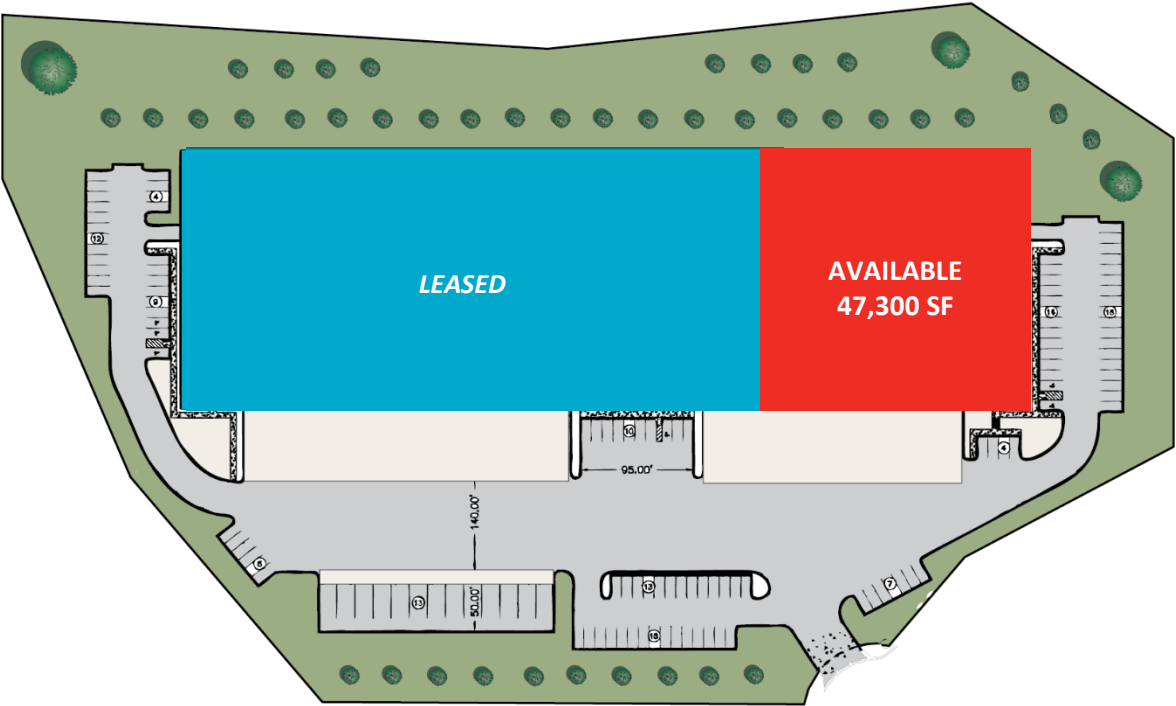
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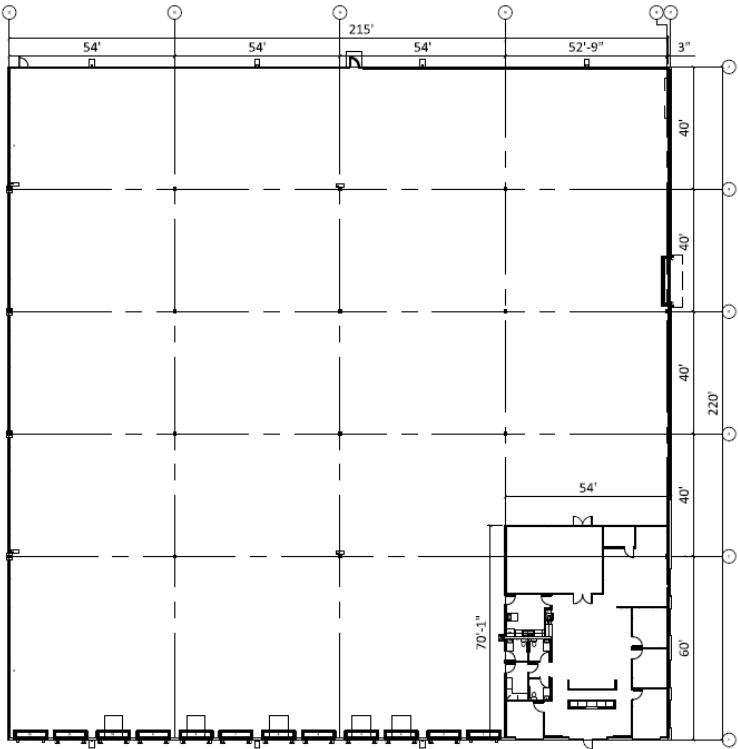


PROPERTY DETAILS

SITE PLAN



LAYOUT DRAWING



BUILDING FEATURES

- 154,000 SF concrete tilt-up building
- 47,300 SF available w/ 3,675 SF of office
- (12) dock-high doors
- (1) grade level door
- 250-amp, 3-phase, 480-volt electrical
- 11,880 SF bay size
- 28' clear height
- 54' x 40' column spacing
- ESFR sprinkler system
- (8) battery charging stations

PROPERTY HIGHLIGHTS

- Located in Shelby West Corporate Park, adjacent to the Shelby County Airport
- Less than two miles from I-65
- Premier distribution location
- Front-loaded building
- 160' concrete truck court
- Additional trailer parking on site

Independently Owned and Operated / A Member of the Cushman & Wakefield Alliance

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