



FOR LEASE
CAHABA VALLEY PKWY
Pelham, AL 35124

CAHABA VALLEY BUSINESS PARK



5,000 – 15,000 SF OFFICE / WAREHOUSE SPACE

Lease Rate: \$9.50 - \$14.00 / SF (NNN)

For more information, please contact:

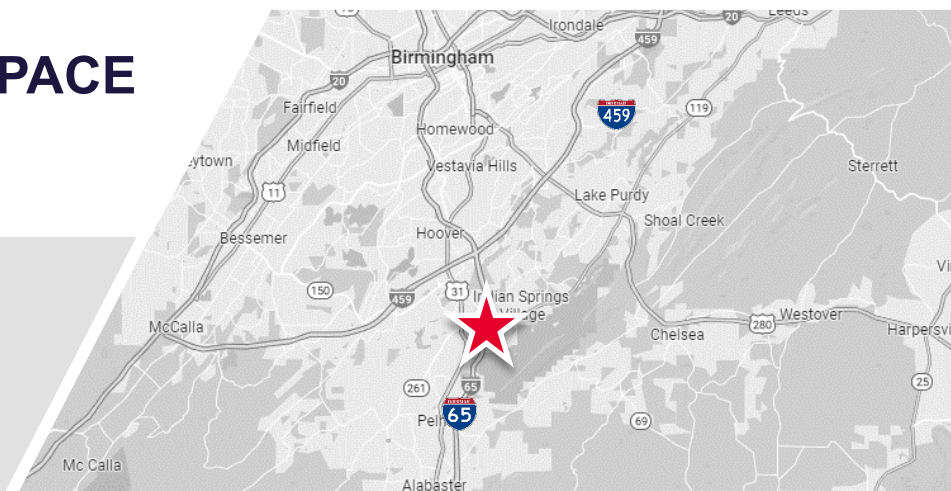
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PROPERTY DETAILS



PARK FEATURES

Total SF: 558,041 SF
 Clear Height: 18' – 24'
 Construction: Masonry and structural steel

PROPERTY HIGHLIGHTS

- Current Availability:
 - Building 283: 5,000 SF
 - Building 301: 5,000 SF
 - Building 700: 5,580 – 11,730 SF
 - Building 313: 15,000 SF
- Dock-high and drive-in loading
- Convenient location to Hwy 119, Hwy 31 & I-65

	Bldg	Total SF	Finished SF	Loading	Rate PSF
1	283	5,000	750	(1) dock-high (2) drive-in	\$10.00 (NNN)
2	301-F	5,000	2,920	(1) dock-high (1) drive-in	\$12.00 (NNN)
3	700	5,580 - 11,730	8,225	(3) dock-high (2) drive-in	\$12.00-\$14.00 (NNN)
4	313-A <i>Avail. 1/1/27</i>	15,000	3,750	(3) dock-high (1) drive-in	\$9.50 (NNN)

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