

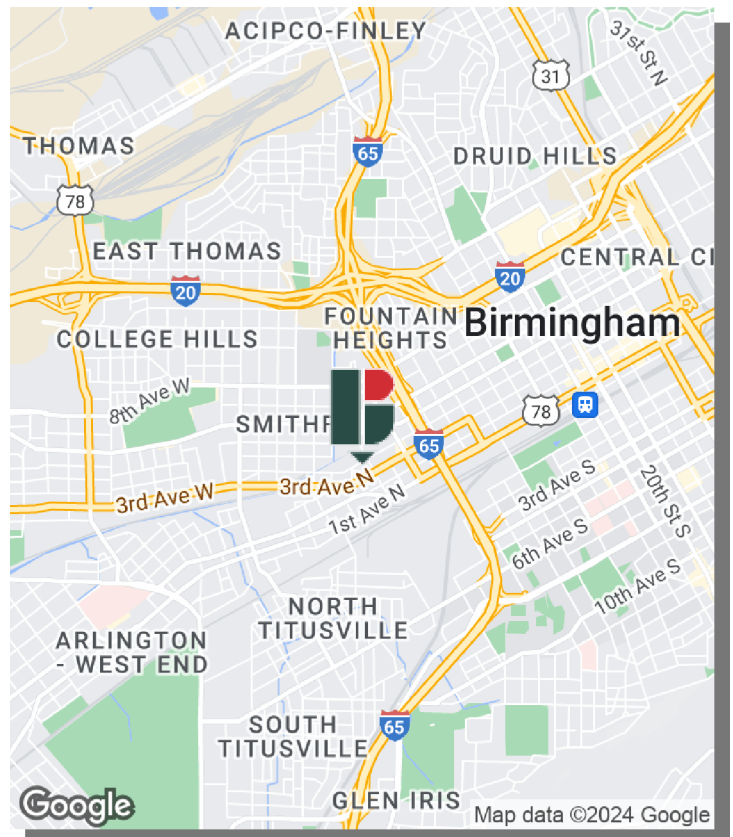


619 4TH AVENUE NORTH

BIRMINGHAM, AL 35203

PROPERTY FEATURES

- +/- 13,000 SF
 - Can demise into (2) +/-6,500 SF spaces
- +/- 1,600 SF of office space
 - 1,000 SF on one side and 600 SF on the other
- 4 dock-high doors
- 16.5' clear height
- 3-phase power
- Small fenced gravel lot included
- Adjacent yard (1/3 acre) can be leased



SALE PRICE:
\$1,099,000

LEASE RATE:
\$6.50/SF (NNN)

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