

STATE OF THE ART CRANE FACILITY

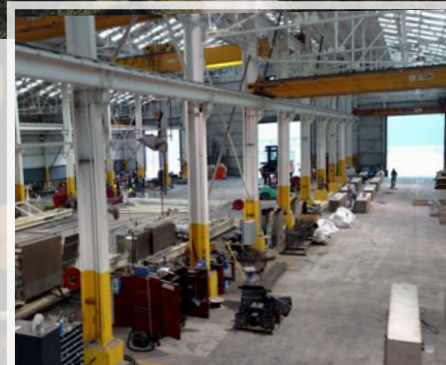
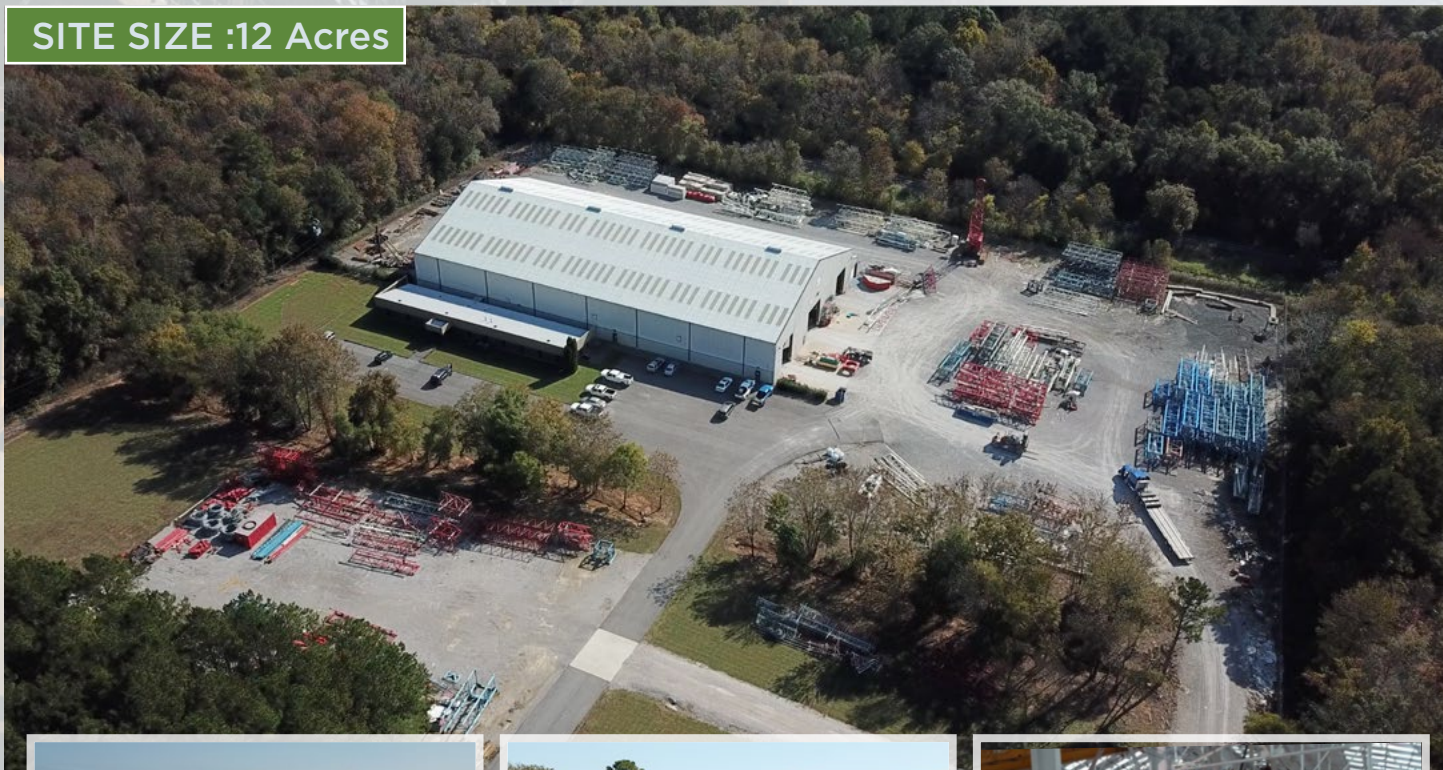
4441 Ruby Carson Boulevard | Birmingham, AL | 35215

BUILDING SIZE: 45,540 SF INC 4,200 SF OFFICE

SALE or LEASE

Site Size	12 Acres
Building Size	45,540 SF
Office Size	4,200 SF
Year Built	1984, 1985, and 2005
Construction	Brick and metal
Bay Widths	<ul style="list-style-type: none">• Center bay 60'• Two outside bays 40'
Hook Height	<ul style="list-style-type: none">• 30' Under hook center bay• 20' Under hook outside bays
Ceiling Height	<ul style="list-style-type: none">• Center bay 40'• Outside Bays 26.9'
Cranes	Center bay: 15 ton & 25 ton; Outside bays: (4) 10 ton cranes
Loading	(8) 18' x 21' Drive-in
Yard	<ul style="list-style-type: none">• Large chert compacted yard installed in 2005• Terra Tex GS fabric• 6" to 4" of ballast rock• 4" modified crushed stone• Each layer vibratory rolled
Lights	Metal Halide
Floors	Shop 8' reinforced concrete
Zoned	I-4, Industrial park
Power	3 Phase, 460/230v 1800 Amps
Features	<ul style="list-style-type: none">• Warehouse - new metal roof system in 2013• Office - New roof 2014• Building in excellent condition• Large fenced yard w/ (2) entry gates at each end for expansion or outside storage• Incredible natural light

SITE SIZE :12 Acres



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