

FOR SALE & LEASE

7 Huddle Drive

Birmingham, AL 35242



**SHANNON
WALTCHACK**



OFFERING SUMMARY

Sale Price:	\$2,400,000
Lease Rate:	\$23.00 SF/yr (Full Service)
Space Available for Lease:	1,600 - 3,600 SF
Lot Size:	0.89 Acres
Building Size:	7,200 SF

PROPERTY DETAILS

- Office Building for Sale at Highway 280/119 intersection
- Fully Renovated in 2018
- Property frontage on high traffic Highway 119 (19,637 vehicles per day)
- Located directly across Highway 119 from the Brookwood Freestanding ER and one minute from St. Vincent's 119
- Only 3 miles from Grandview Medical Center
- Ample parking
- Convenient to restaurants, shopping and businesses along the Highway 280 Corridor

JACKSON PARKER

256.221.1273

jp@shanwalt.com

The information contained herein is from sources deemed reliable. No representation is made to the accuracy herein.

**WE LOVE
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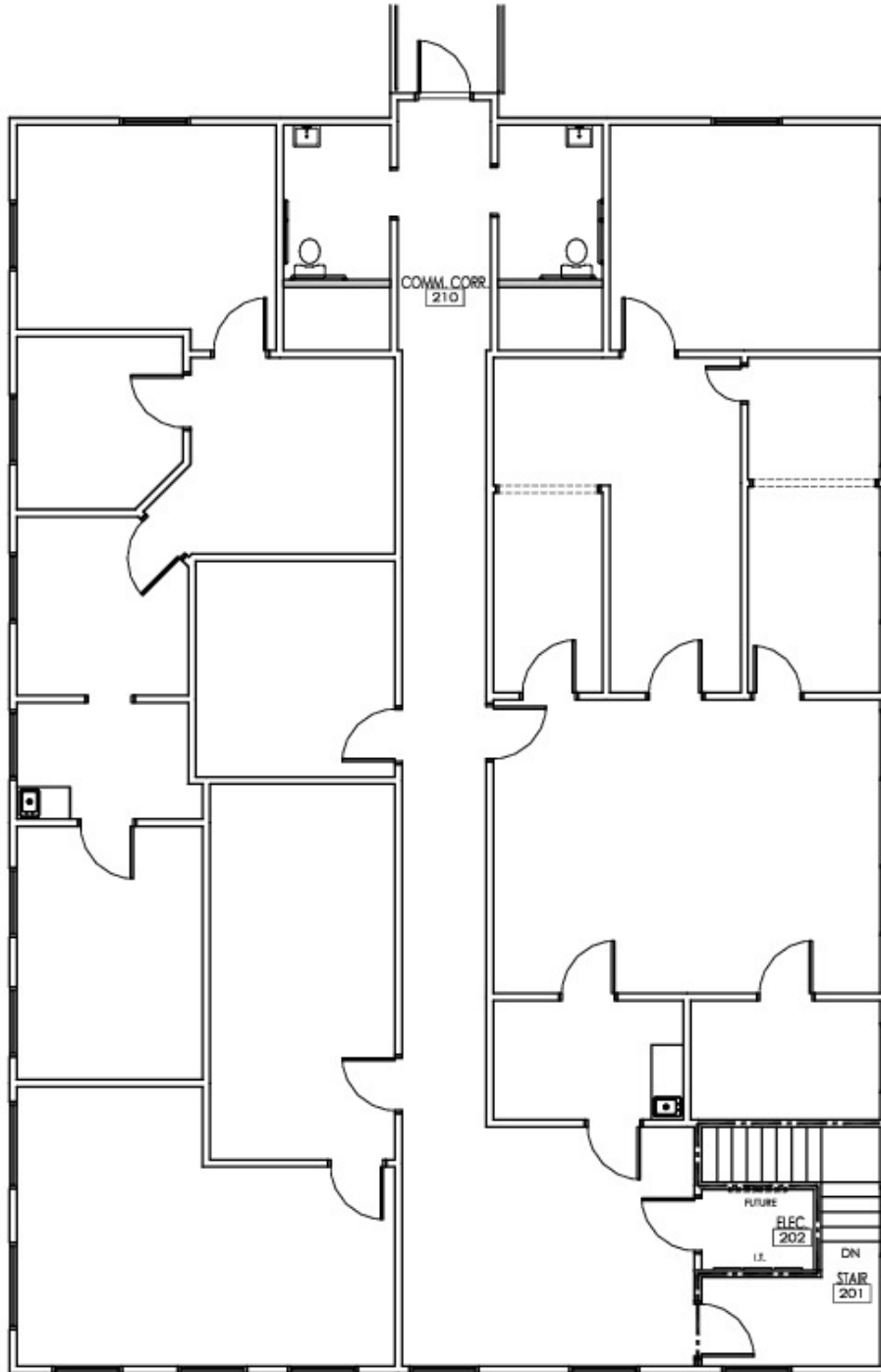
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