



OLD CAR HEAVEN FACILITY

BIRMINGHAM, ALABAMA

SALE

3501 1st Avenue South
Birmingham, AL 35222

SIZE

75,637 SF

Including -

- 14,165 SF Office/meeting space
- 25,772 SF Heated/cooled open warehouse/event space
- 35,700 SF Warehouse

LAND

2.76 Acres, all paved

CEILING HEIGHT

15' Clear

CONSTRUCTION

Brick & block

LOADING

Dock high

LIGHTING

Fluorescent

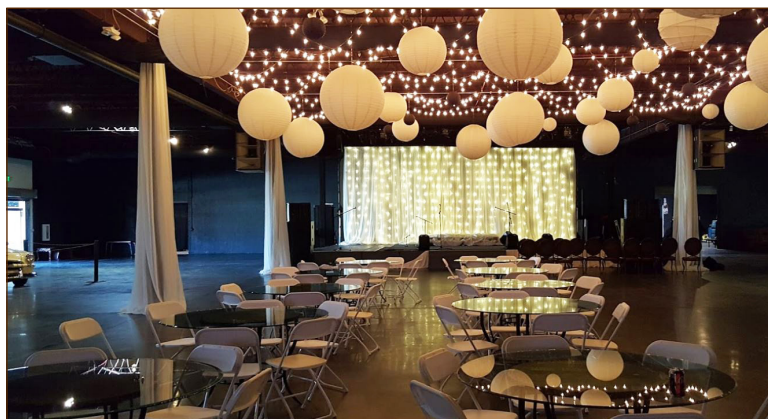
SALE PRICE

\$1,975,000

EXCLUSIVE AGENT

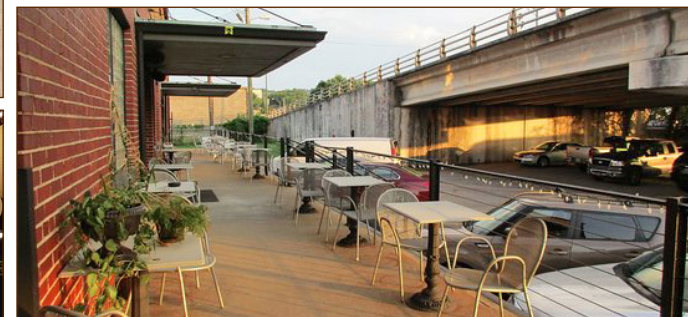
Ogden Deaton, SIOR
205.871.7100

ogdend@grahamcompany.com



COMMENTS

- Building is in excellent condition
- Well suited for events, high tech office, manufacturing and warehousing
- Large asphalt lot for parking & trailer storage



110 Office Park Drive
Suite 200
Birmingham, AL 35223

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grahamcompany.com

Information deemed reliable, but not guaranteed.

7/14/17 JC