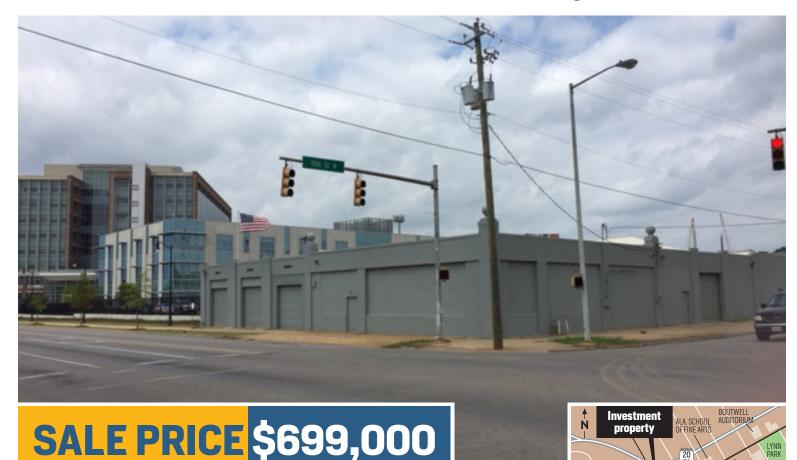


DOWNTOWN INVESTMENT PROPERTY

LOCATION: 1430 Rev. Abraham Woods Jr. Blvd., Downtown Birmingham, AL 35203



Facility size: 23,080 sq. ft.

(can be divided)

Land size: 30,600 square feet **Year built**: 1920, 1950; part of roof

replaced 2015

Zoning: M-1, Light manufacturing **Construction**: Masonry with Dryvit

facade

Office: Approximately 500 sq. ft. **Electrical**: 480 volt, 3-phase

Loading: Four (4) drive-in; one (1)

covered dock (high)

Fire Sprinkler: Partially covered **Remarks**: Corner lot adjacent to new U.S. Treasury building; redevelopment

potential.

N.O.I. – \$52,173

Lease expires: May 31, 2020

SOCIAL SECURITY BLOC.

REAL PROPERTY BLOC.

RELLY INGRAM PARK

THE MAN A SECURITY RIGHTS COUNT INSTITUTE BIrmingham

Detail area

The information above has been obtained from sources believed reliable. However, J. Key Properties, LLC makes no guarantee, warranty, or representation about its accuracy. It is the potential purchaser or tenant's responsibility to independently confirm its accuracy.

Jack Key, SIOR, EXCLUSIVE AGENT 205-795-2086 | jack@jkeyproperties.com 300 Vestavia Parkway, Suite 2300 Birmingham, AL 35216

JKEYPROPERTIES.COM