

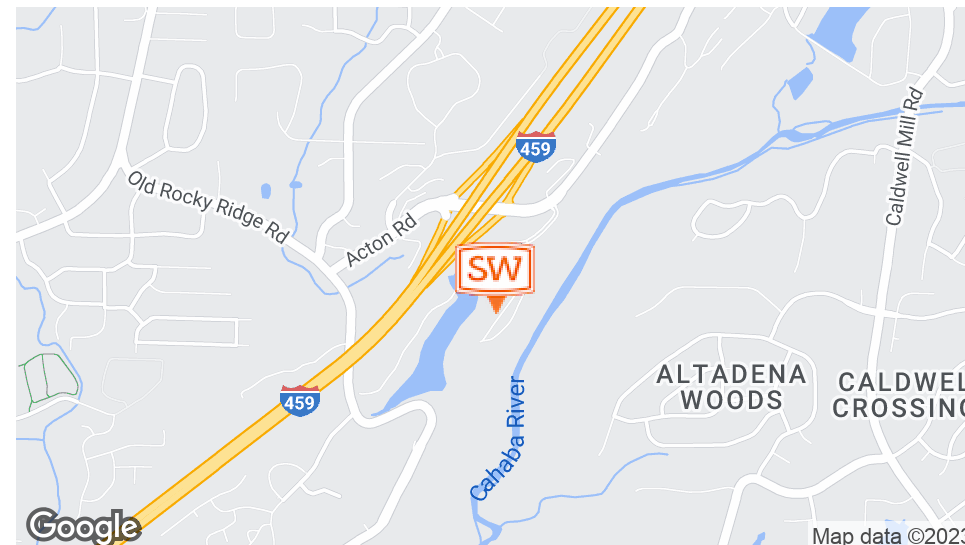
FOR SALE OR LEASE

International Park Place

2401 International Park Place, Birmingham, AL 35243



**SHANNON
WALTCHACK**



OFFERING SUMMARY

	\$1.4 million
Sale Price:	(Building-Ready Pads Depending on Size)
	\$24.00 PSF
Lease Rate:	Net of Utilities and Janitorial (Building Standard Construction)
Space Options	Up to 20,000 SF
Lot Size:	2.69 Acres

PROPERTY DETAILS

- Can build-to-suit or sell pads ready to build
- Easy access to major corridors (I-459, US-280 US-31, and I-65)
- Landscaping on the roads and common areas
- All utilities including water, sewer, and power to each lot
- Phone and Internet Access to each lot
- Curb, gutter and asphalt on parking lot of each building in place

MICHAEL MURRAY, CCIM

205.382.1896
mm@shanwalt.com

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

**WE LOVE
REAL ESTATE**

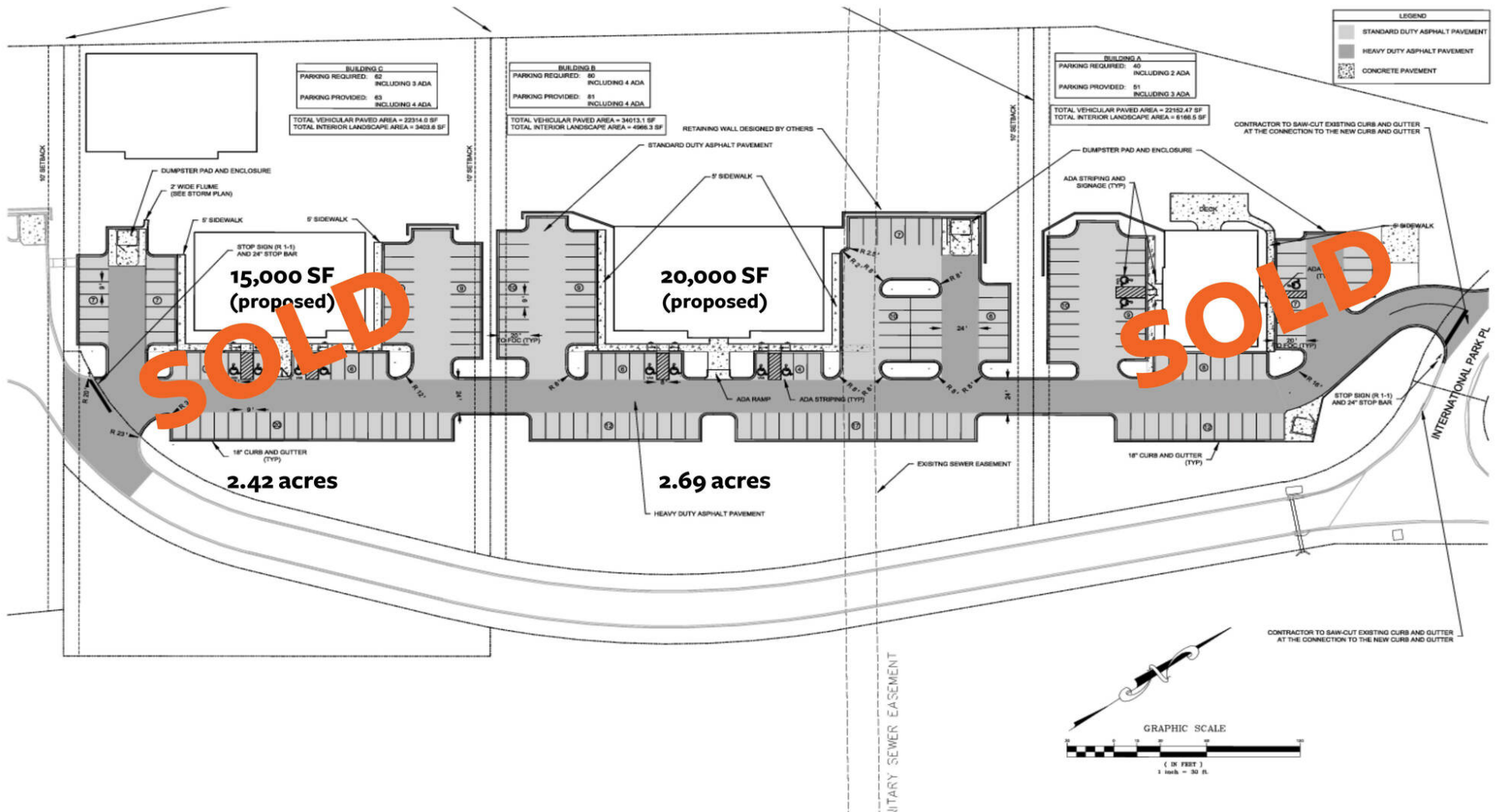
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