

The Historic Yarbrough Building

# Office/Retail Space

120 Holmes Avenue | Huntsville, AL 35801

**5,000–8,500 Sq Ft**  
**Spaces – For Lease**



## Location



## Property Highlights

- Unique office space, with historic charm
- Located in the Downtown Huntsville Entertainment District
- Pedestrian friendly
- Many nearby city events planned all year
- Within walking distance to Huntsville's downtown restaurants, pubs, Big Spring Park, and Von Braun Center
- Convenient parking
- Easy access to Memorial Parkway and I-565

**NAI Chase Commercial**

Commercial Real Estate Services, Worldwide.

P.O. Box 18153, Huntsville, AL 35804  
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## More Information

The historic Yarbrough office building is a first class boutique office building listed on the National Register of Historic Places. The building consists of approximately 45,000 SF, located at the southwest corner of Washington and Holmes Street, with direct access to I-565 interchange, which provides ready access from the Huntsville International Airport and area attractions.

The four-story structure was built of brick and reinforced concrete in 1922–1925. It is significant for its history as one of Huntsville's premier hotels during the 1920s, and as being a major structure designed in the popular Commercial Brick style. The top three

floors contain small office suites and the ground floor features the lobby and storefronts. Yarbrough operated as a residential hotel until the late 1950s, and was renovated in the 1980s as an office building.

This premier building is ideally located right in the middle of the downtown “core” revitalization, with major mixed use apartment complexes such as Belk Hudson and “The Avenue” a \$30 million apartment complex flanking both side of the project.

The building is within walking distance to Huntsville's Downtown restaurants, pubs, Big Springs International Park and Von Braun Civic Center, the Medical District and convenient access to all parts of the city.

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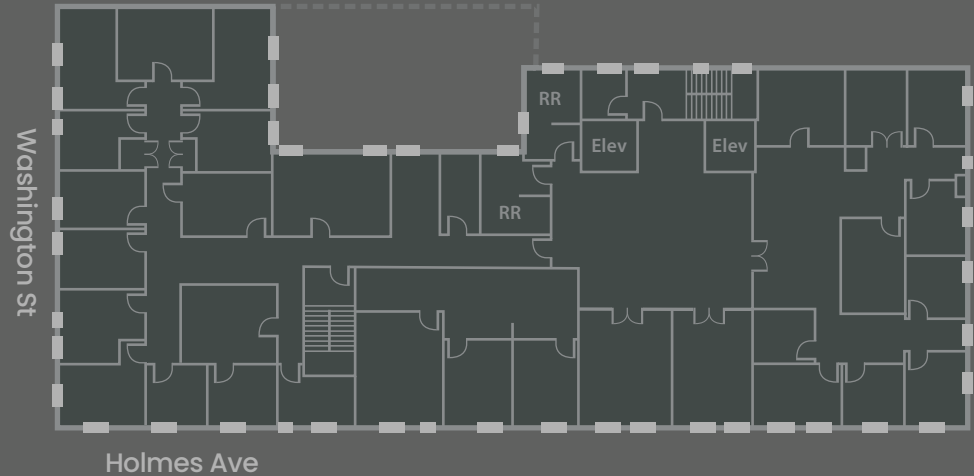
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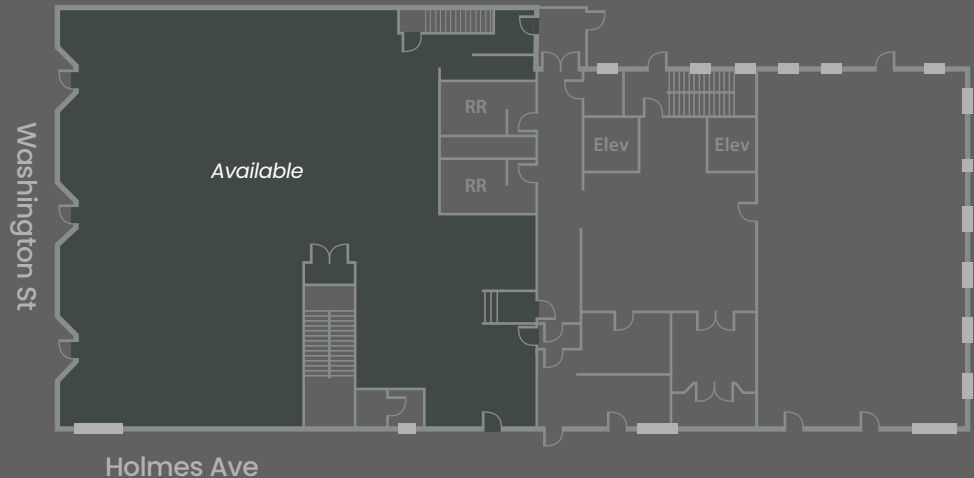
## Floor Plans



**Entire Second Floor**  
or can be sub-divided  
up to **8,651 SF**



**Street-facing Suite**  
Ideal for Restaurant/Retail  
**5,100 SF**



## More Information



For more information and to see other available properties, check out this listing at [chasecommercial.com](http://chasecommercial.com) or scan the QR code on your mobile device.

## Area Demographics

	Population	Total Households	Average HH Income
1 Mile	7,551	2,896	\$71,486
3 Mile	62,490	26,335	\$55,306
5 Mile	129,361	53,751	\$57,179

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**Area** Restaurants, Pubs, Eateries



1		6	PURVEYOR	11		16		21	
2		7		12	COMMERCE KITCHEN	17		22	
3		8		13	Cotton Row RESTAURANT	18	DOMAINE SOUTH	23	
4		9		14		19		24	JACK BROWN'S
5	Pane e Vino - Pizzeria -	10		15		20		25	



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**Area** Hotels, Apartments, Shopping, Interests



**Yarbrough  
BUILDING**

1	BELK HUDSON LOFTS	6	ARTISAN Twickenham Square	11*	AUTOGRAPH COLLECTION	16	STOVE HOUSE EST. 1919	21	THE SHOPS Twickenham Square
2	THE AVENUE	7	Hampton by HILTON	12	constellation HUNTSVILLE	17	U.S. Space & Rocket Center	22	CLINTON ROW EST. 1904
3	106 JEFFERSON	8	EMBASSY SUITES	13	SPRINGHILL SUITES® BY MARRIOTT	18	MARS	23	Huntsville Museum of Art
4	301 east	9	AC HOTELS MARRIOTT	14	HOMWOOD SUITES BY HILTON	19	LOWE MUSEUM ARTS & Entertainment	24	SAMMY T'S MUSIC HALL
5	ECLIPSE APARTMENT RESIDENCES	10	VBC VON BRAUN CENTER	15	THE Foundry	20	CAMPUS 805	25	earlyworks children's museum

\*Under construction



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## About the Huntsville Area

Military, telecommunications, biotechnology, space, diversified manufacturing and many emerging specialties provide challenging work in delightful surroundings. The area enjoys a favorable cost of living and quality of life. Mountains, lakes, woodlands and the Tennessee River accommodate numerous recreational activities. A temperate climate enhances the season for outdoor sports, including world-class golf, hiking, biking, and fishing. Major concerts, Broadway and symphony performances, extensive permanent art collections and traveling exhibitions contribute to a wonderful way of life.



## Economic Impacts



As the second largest research and technology park in the U.S. and the fourth largest in the world, the 3,843-acre CRP campus just north of Redstone Arsenal is home to nearly 300 companies, 27,000+ employees, and 12,500+ students. Anchored by Fortune 1000 giants Boeing (2,900 employed), SAIC (2,746), Northrop Grumman (1,100), and Lockheed Martin (764) the park is populated with a vibrant mix of local and international high-tech companies. U.S. space and defense agencies, a thriving business incubator, and competitive higher-education institutions.



With over \$50 billion in annual contracts, Redstone Arsenal is a major federal research, development, test, and engineering center located on a 38,125-acre, secure U.S. Army complex in southwest Huntsville. No longer just a U.S. Army base, but a diverse Federal Campus, Redstone is home to over 70 different federal organizations and contractor operations. Redstone Arsenal has a total economic impact of \$30 billion annual, accounting for a large portion of Alabama's Gross Domestic Product.

## Economic Impacts



*"#3 Best Place to Live in the U.S."*



*"Future of Tech is in These Three Cities, Including Huntsville"*



*"Best Place to Live for America's New Tech Hubs"*



*"#1 Best City for STEM Workers in America"*



*"Job market is #11 in the nation"*

## Growth Potential

**50,000+**

Projected Population  
Growth 2021 - 2025

**30,000+**

Projected Employment  
Growth 2021 - 2025