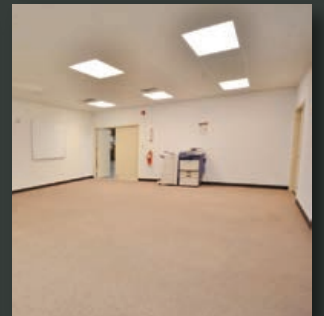
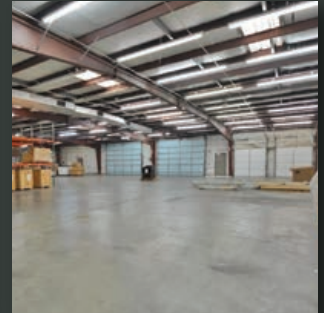


# Prime Location Industrial Flex Facility

4820 Commercial Drive | Huntsville, AL 35805

~17,000 Sq Ft  
For Sale or For Lease



## Location



## Property Highlights

- Call for sale price
- Lease rate 9.95 psf NNN
- NNNs \$0.72 psf
- 17,000 SF office and warehouse
- Heated and cooled warehouse
- 3 phase power, 2x 400amp service
- Two docks
- Five 12ft drive in doors
- 14ft high warehouse

**NAI Chase Commercial**

Commercial Real Estate Services, Worldwide.

P.O. Box 18153, Huntsville, AL 35804  
[www.chasecommercial.com](http://www.chasecommercial.com)

**Erik Amason**

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**Randy Thomas**

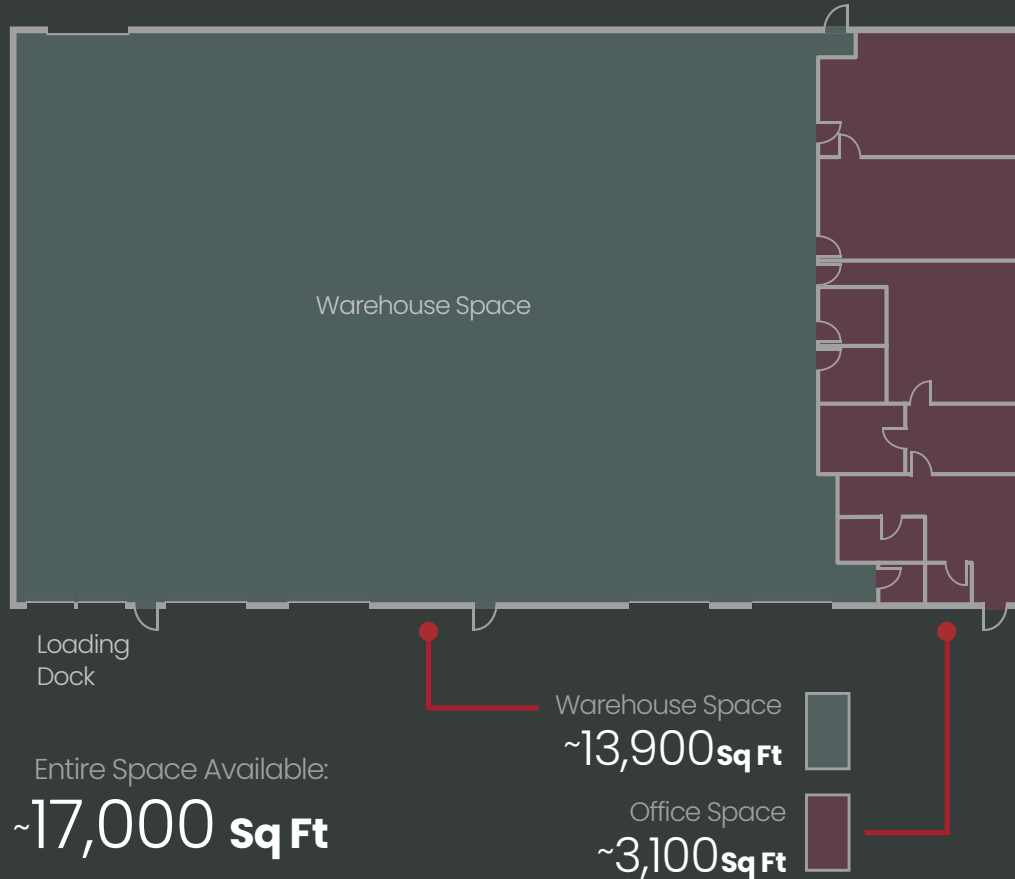
[thomasr@chasecommercial.com](mailto:thomasr@chasecommercial.com)  
C 205 229-5417

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## Site Plan / Floor Plan



## Property Description

Discover an exceptional opportunity to acquire a well-maintained flex/industrial property strategically positioned in the heart of Huntsville's West Jordan Industrial Park. Built in 1985 this 17,000 SF facility offers a flexible combination of warehouse and office space, perfectly suited for light manufacturing, distribution, or service operations.

The property's efficient layout, durable construction, and proximity to key commercial corridors make it an ideal choice for owner-users or investors seeing stable income and long-term appreciation potential in one of the Southeast's fastest growing markets.

## Location Description

4820 Commercial Drive NW sits within the West Jordan Industrial Park, situated just off Highway 72 (University Drive), the property enjoys outstanding visibility and accessibility to major arterial routes. Interstate 565 is only minutes away, offering seamless connections to Downtown Huntsville, Huntsville International Airport, and Redstone Arsenal.

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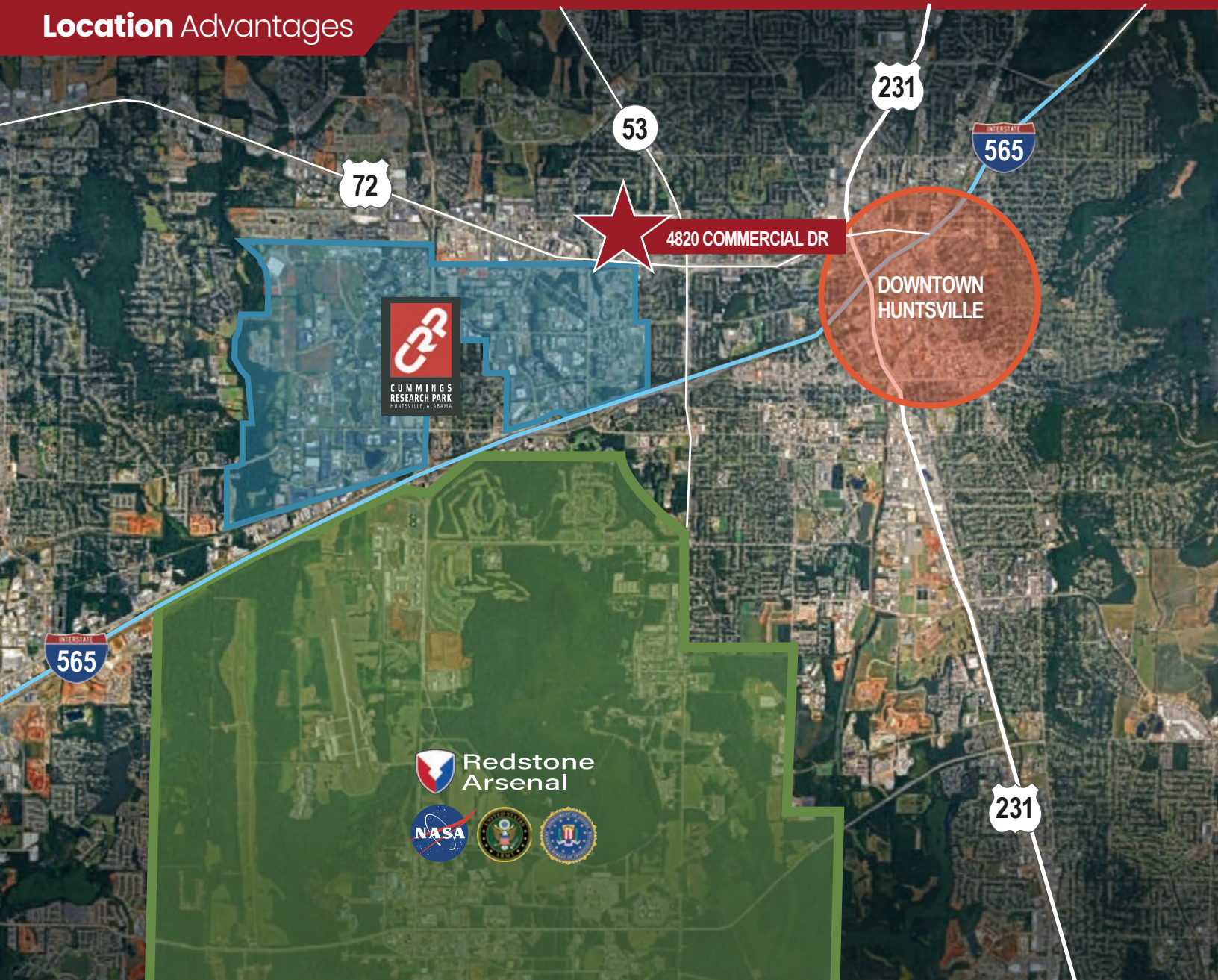
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## Location Advantages



## More Information

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

For Lease



For Sale



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