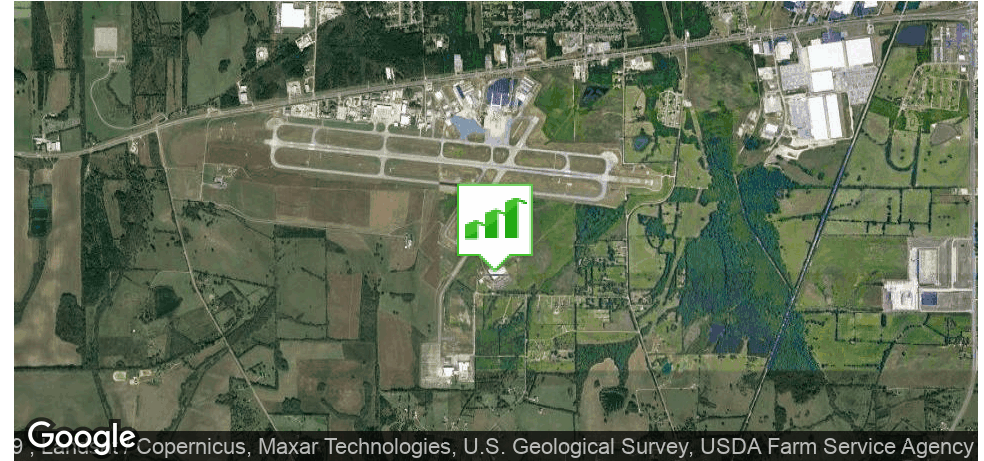


3800 RICHARDSON RD. S.

HOPE HULL, AL 36043

# Executive Summary



## OFFERING SUMMARY

|                |                             |
|----------------|-----------------------------|
| Available SF:  | 5,000 - 28,500 SF           |
| Lease Rate:    | \$7.00 SF/yr (Full Service) |
| Lot Size:      | 14.8 Acres                  |
| Year Built:    | 1989                        |
| Building Size: | 100,004                     |
| Zoning:        | M-1                         |

## PROPERTY HIGHLIGHTS

- Great Office Space, for Government or Tech use
- Multiple Floor Plans Available
- On-Site Parking for Employees & Customers
- 2.2± Miles from Hwy 80
- 3.0 ± Miles from Montgomery Regional Airport
- 4.4± Miles from I-65
- 5.5± Miles from Hyundai Plant & Glovis America
- Montgomery is an emerging tech hub, actively investing in transformative infrastructure and kick-starting initiatives in both the public and private sectors. Montgomery has a unique alignment of partnerships that creates a special opportunity to connect industry, the local community, the U.S. Air Force and Department of Defense and multiple Colleges and Universities. TechMGM, Montgomery's comprehensive technology strategy is propelling Montgomery forward as a city of innovation and collaboration. ~TechMGM - MGM Cyber Initiative

JON MASTERS, CCIM

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MOORE COMPANY REALTY

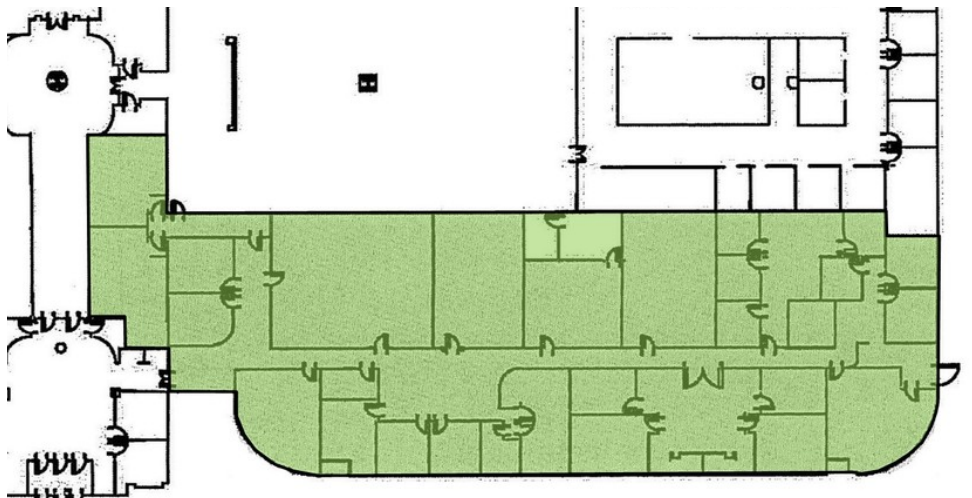
312 Catoma St #200, Montgomery, AL 36104  
334.262.1958 | moorecompanyrealty.com



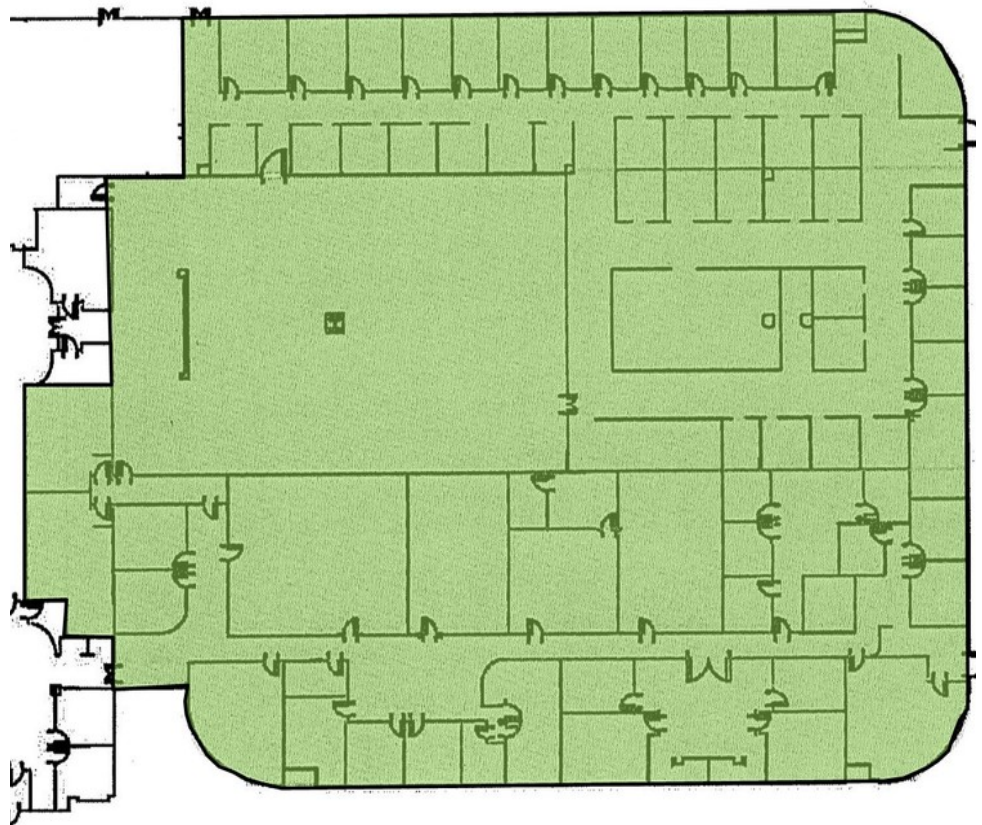
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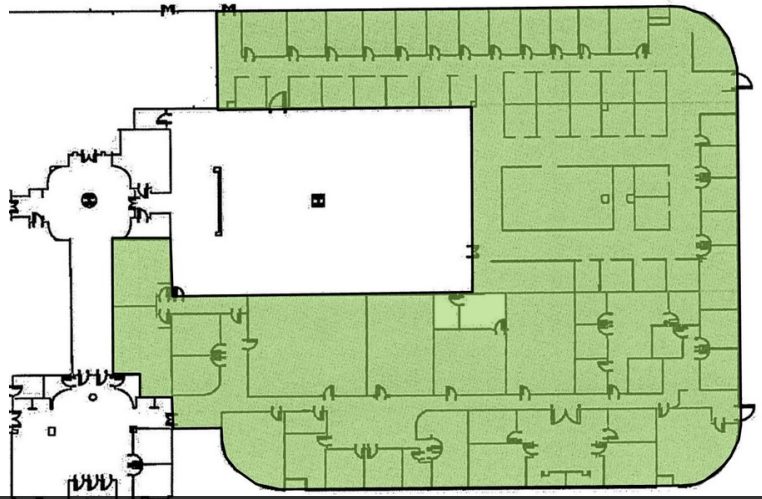
# Optional Floor Plans



Option 1 Floor Plan\_Color



Option 3 Floor Plan



Option 2 Floor Plan

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**Retail Map**



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