



SMALL OFFICE SUITES FOR LEASE

520 Mineral Trace, Hoover, AL 35244

Prime Small Offices
Adjacent to Hoover Met



REDUCED LEASE RATE:
\$750/month Full Service



AVAILABILITY:

- 2 suites available
- ±200 SF each



SHARED AMENITIES:

- Full Kitchen w/coffee bar
- Copier/printer/scanner area
- Conference Room
- Outdoor patio area
- Office lease includes: chair/ desk, wifi, all utilities, janitorial services, use of all common amenities and more!



LOCATION:

- Matrix Co-Working Office is conveniently located in the heart of Stadium Trace area of Hoover
- Adjacent to the Hoover Met and the Finley Center
- Just minutes from I-459 and surrounded by growing residential and retail



HARBERT
RETAIL

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For More Information: Harbert-Retail.com
2 North 20th Street, #1700, Birmingham, AL 35203

The information contained herein has been obtained from sources deemed reliable, however, HRS makes no guarantees, warranties or representation as to its completeness or accuracy thereof. The presentation of this property is submitted subject to errors, omissions, change of price or conditions, prior to sale or lease or withdrawal without notice.

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POPULATION

1 Mile	3 Miles	5 Miles
3,353	38,690	98,580

EMPLOYEES

1 Mile	3 Miles	5 Miles
1,513	10,180	50,230

AVG HH INCOME

1 Mile	3 Miles	5 Miles
\$225,476	\$152,015	\$135,695

HOOVER METROPOLITAN COMPLEX

The Hoover Metropolitan Complex, a sprawling indoor/outdoor sports and recreation facility located in Hoover, Alabama, is a hub for sports, entertainment, and community events. The facilities see approximately **899K visitors/year**. It features a baseball park, which hosts the yearly **SEC Baseball Tournament**, as well as outdoor spaces for sporting events, festivals, fairs, and other community gatherings. With its diverse offerings and convenient location, the Hoover Metropolitan Complex is a popular destination for residents and visitors alike.



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