



PROPERTY HIGHLIGHTS

- 10,250 SF flex building in Downtown Homewood
- +/-4,750 SF office and +/- 5,500 SF warehouse
- Full kitchen, server room, multiple restrooms, and shipping office
- 10-14' clear heights in warehouse
- 12' dock high roll up and 10' grade level roll up
- Amazing downtown Homewood location!

PROPERTY DESCRIPTION

Rare office/warehouse availability in the heart of Homewood! This versatile space is ideal for businesses looking for proximity to major highways, a bustling urban environment, and a functional layout. 10,250 SF with a mix of 40% office/showroom and 60% warehouse. Very nice interior buildout and turnkey for the right user!

OFFERING SUMMARY

Lease Rate:	\$10.00 SF/yr (NNN)
Available SF:	10,250 SF

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