

# Restaurant Building in Downtown Decatur

101 1ST AVENUE SE | DECATUR, AL 35601

FOR LEASE



## PROPERTY DESCRIPTION

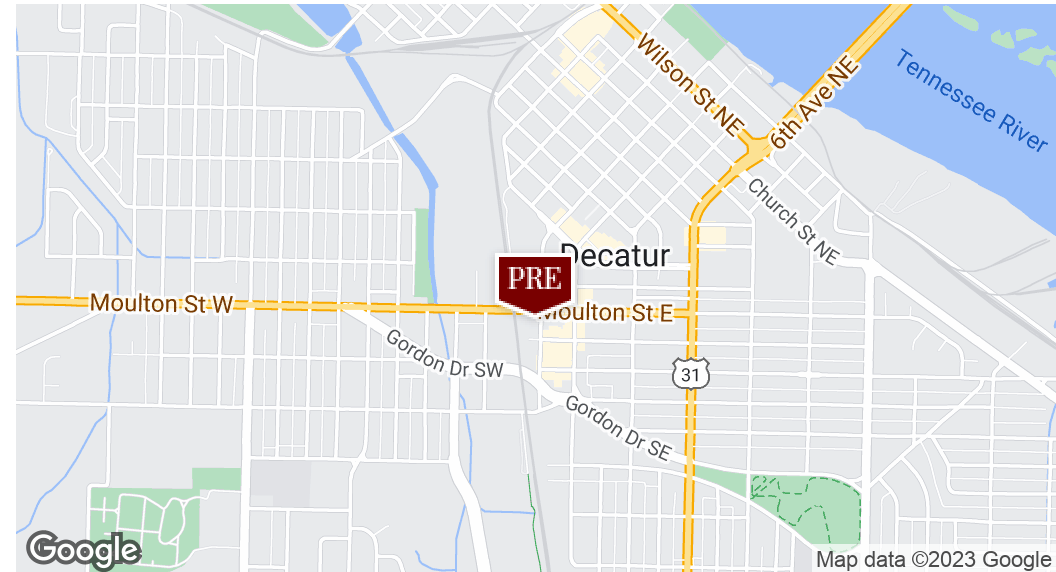
Restaurant building with new improvements in downtown Decatur. Convenient to Courthouse, City Hall, the shops on 2nd Avenue, Cook Natural Science Museum, The Alabama Center for the Arts, and more! Will be located directly across from the new Decatur City parking deck, and new Fairfield Inn.

## PROPERTY HIGHLIGHTS

- Full brick building with new roof
- Space is in shell condition, ready for build-out
- Ample parking across street
- Tenant improvement packages available for qualified prospects

## OFFERING SUMMARY

Lease Rate:	\$15.00 SF/yr (NNN)
Available SF:	3,000 SF
Lot Size:	3,500 SF



### Jeff Parker

Broker  
256.353.1112  
jparker@parker-realestate.com

### Jackson Parker

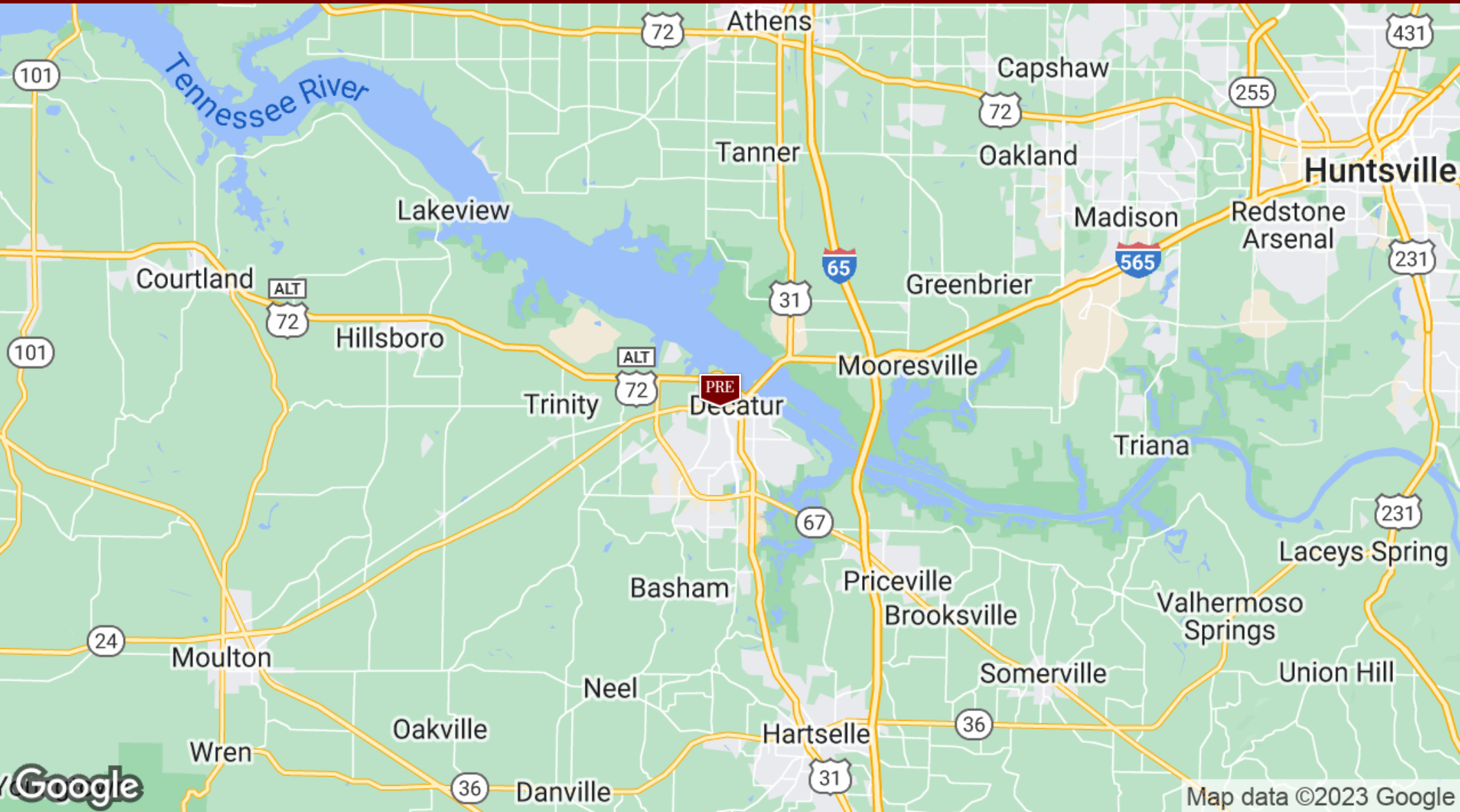
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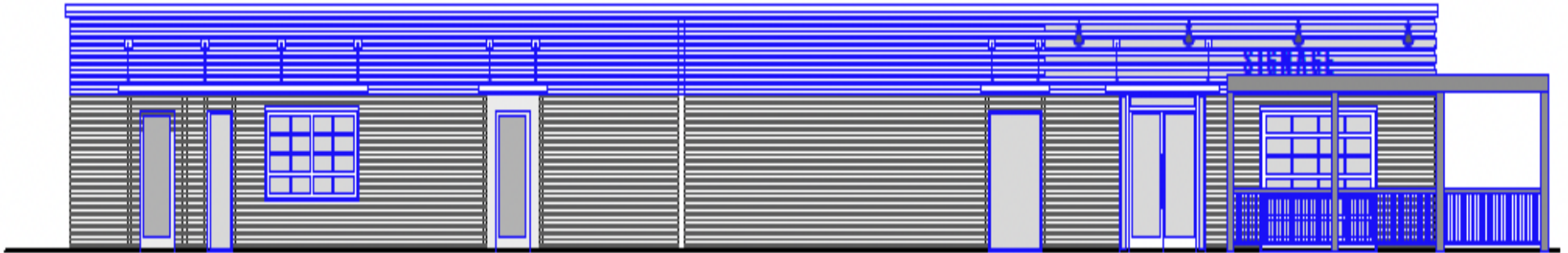
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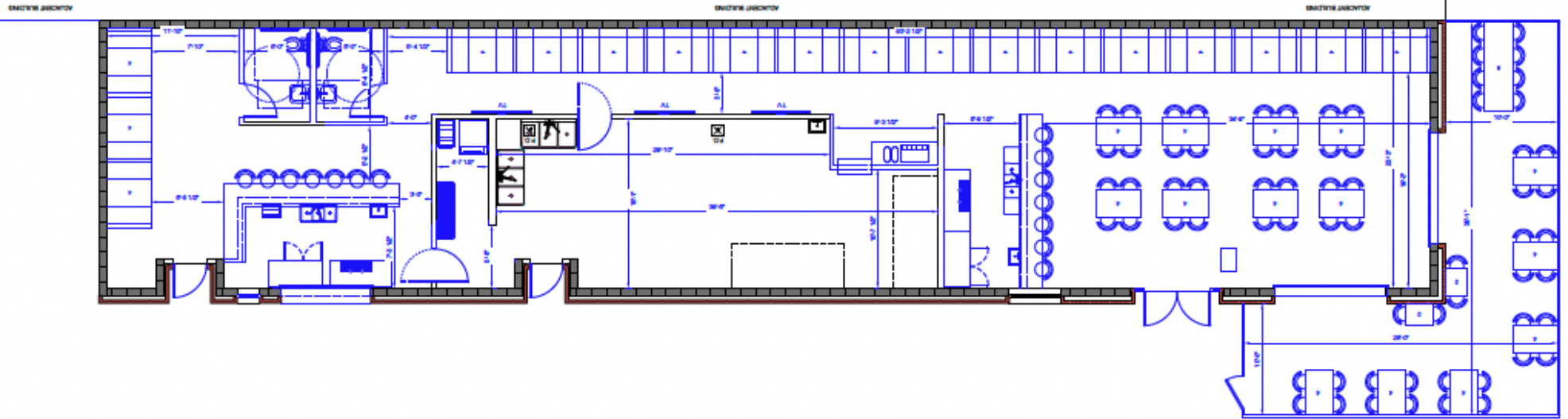
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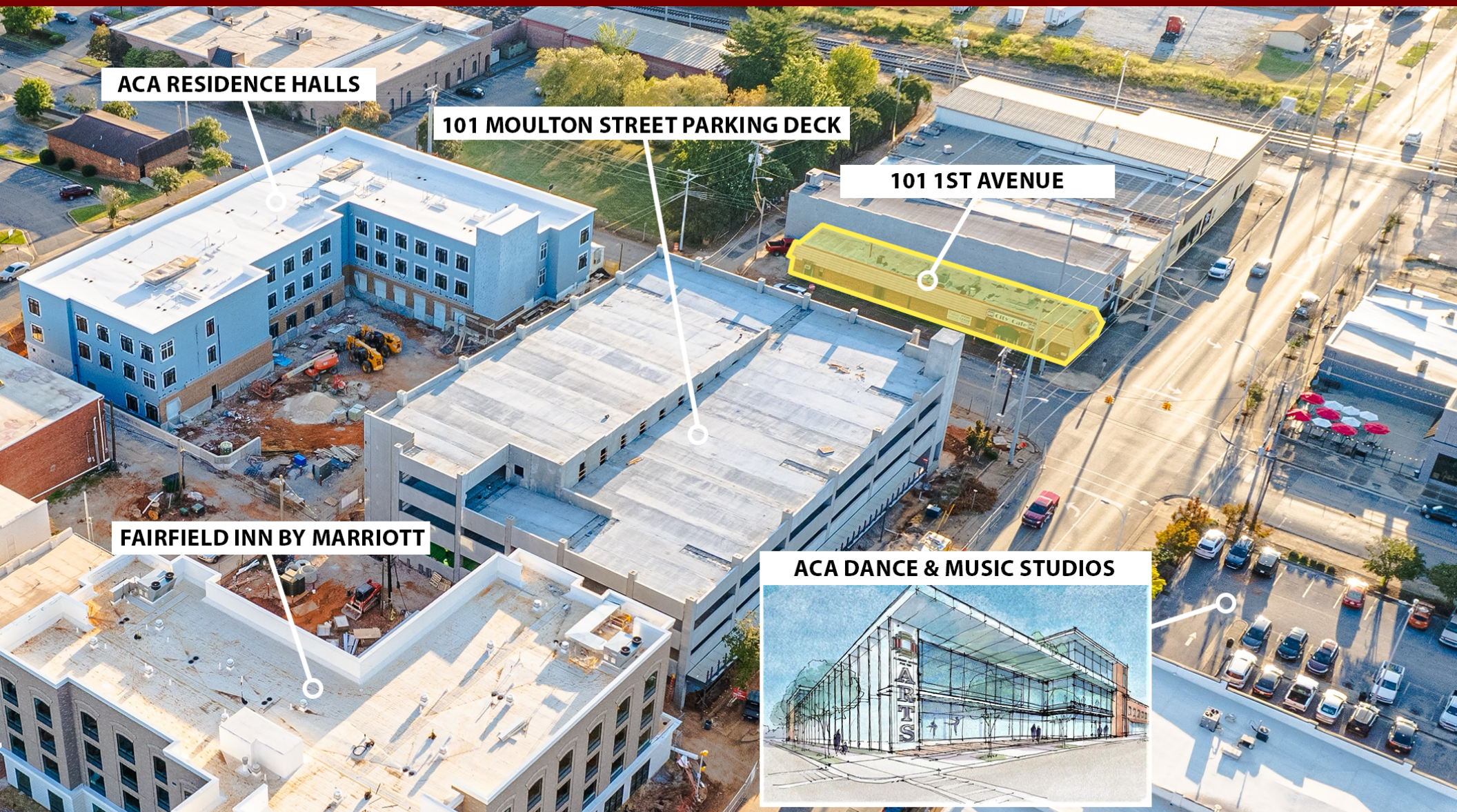
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