



*Retail/Warehouse Space*

*For Lease*

*Price Negotiable*

# 4321 University Drive

Huntsville, AL 35816



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## Property Description

Centrally located a few blocks from UAH, off University Drive. This property is less than a 5 minute drive to MidCity, UAH, Cummings Research Park, Village of Providence, Bridge Street, and Downtown Huntsville. Easy access to I-565, Research Park Blvd, Hwy 53 and more.

## Property Highlights

- Loading Dock
- Covered Landing with Roll Up Door
- Ample Surface Parking
- Traffic Count: ±44,000 Vehicles per day

Lease Rate:	Price Negotiable
Available SF:	Up to ± 23,458 SF
Building Size:	± 43,478 SF
Zoning:	Neighborhood Business C-1

Spaces	Space Size
Retail/Warehouse Space	17,859 SF
Retail Suite	1,643 SF
Optional Warehouse Space	3,956 SF

## Michael Samples

Principal  
(256)-533-0003  
michael@samplesproperties.com

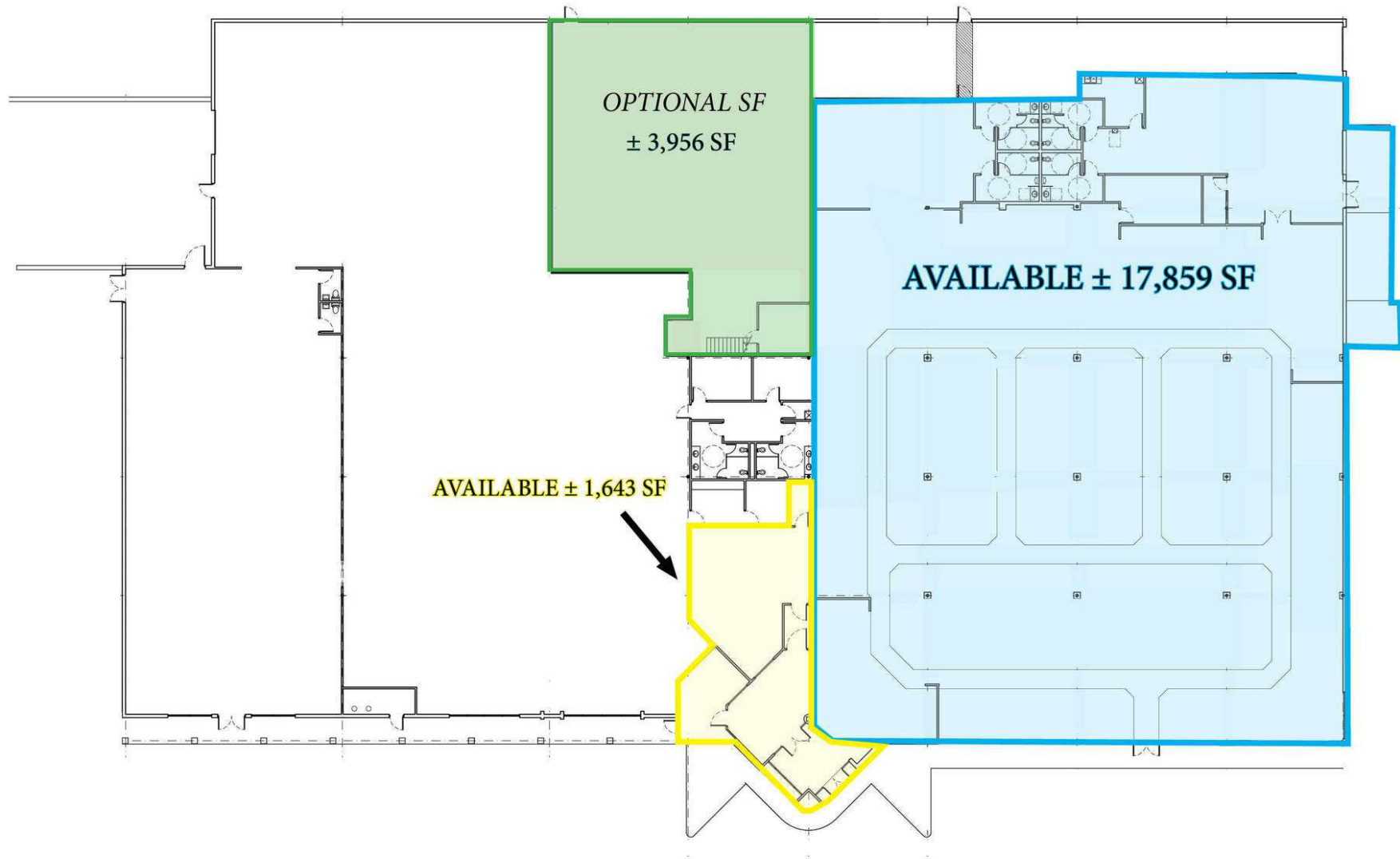


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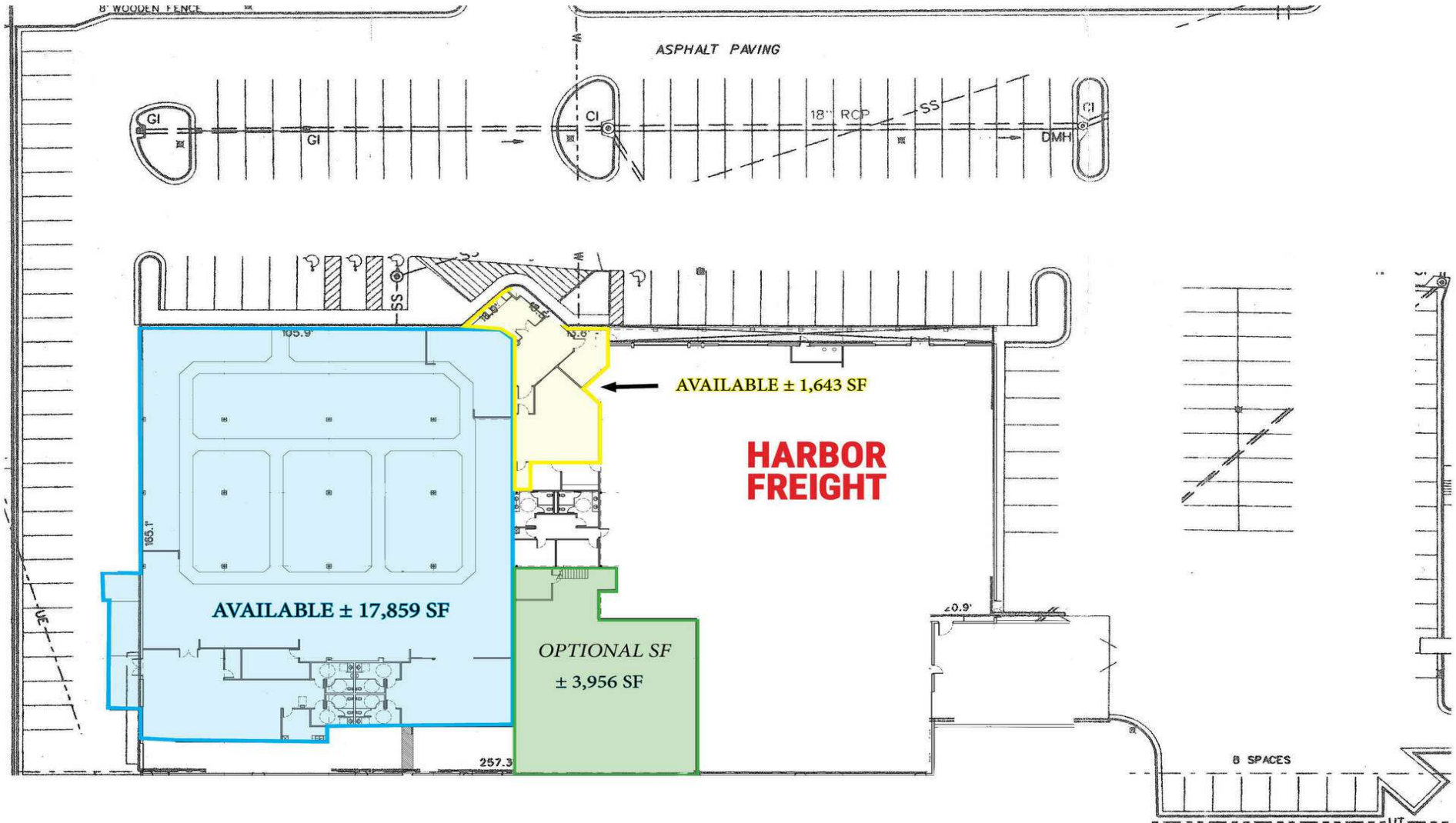
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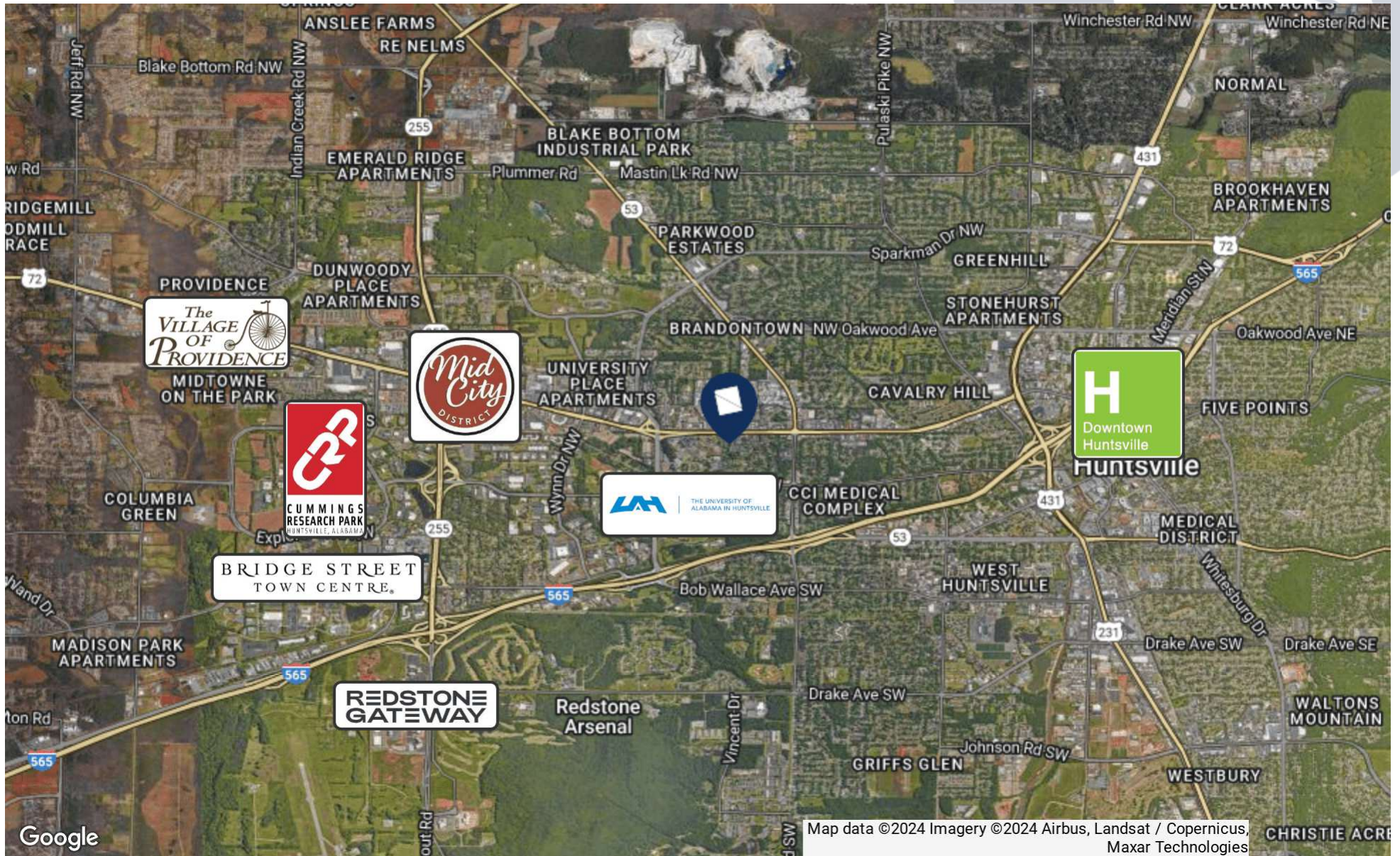


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