

OFFICE BUILDING FOR SALE

3057 Lorna Road ◊ Hoover, AL ◊ 35226 ◊ Jefferson County



BUILDING SIZE: 16,800 SF • PRICE: \$1,600,000

Mark Dinan, MBA, CCIM

(o) 205-980-3434

(c) 205-243-3434

markdinan@bellsouth.net

MARK DINAN
Commercial & Investment Real Estate



*All Information furnished regarding property sale, rental, or financing is from sources deemed reliable, but is not guaranteed.

LOCATION DETAILS

3057 Lorna Road ◊ Hoover, AL ◊ 35226 ◊ Jefferson County

- ◆ Well Known, Recognized Location
- ◆ Easy and Convenient Access only 1/2 mile to I-65.
- ◆ Abundant Curb Side Level Parking for 78 cars.
- ◆ 16,800 SF Two Story Building.
- ◆ Excellent Condition, Built 1989.
- ◆ Ideal for Owner, User or Investor.
- ◆ Very Well Maintained. Parking Lot recently sealed.
- ◆ Highly visible Building and Monument Signage
- ◆ Attractive Architecture and Landscaping
- ◆ Property Taxes: \$31,939 (2022)
- ◆ \$87,000 Rental Income from 3 national tenants.
- ◆ Near Major Retailers and Businesses Including Publix, Regions, Wells Fargo, Golden Rule, McDonalds, Chick-fil-a, Krispy Kreme, Starbucks and many others.
- ◆ City of Hoover Investing in the Area.



Mark Dinan, MBA, CCIM

(o) 205-980-3434

(c) 205-243-3434

markdinan@bellsouth.net

MARK DINAN
Commercial & Investment Real Estate

*All Information furnished regarding property sale, rental, or financing is from sources deemed reliable, but is not guaranteed.



AERIAL PHOTO

3057 Lorna Road ◊ Hoover, AL ◊ 35226 ◊ Jefferson County



Mark Dinan, MBA, CCIM

(o) 205-980-3434

(c) 205-243-3434

markdinan@bellsouth.net

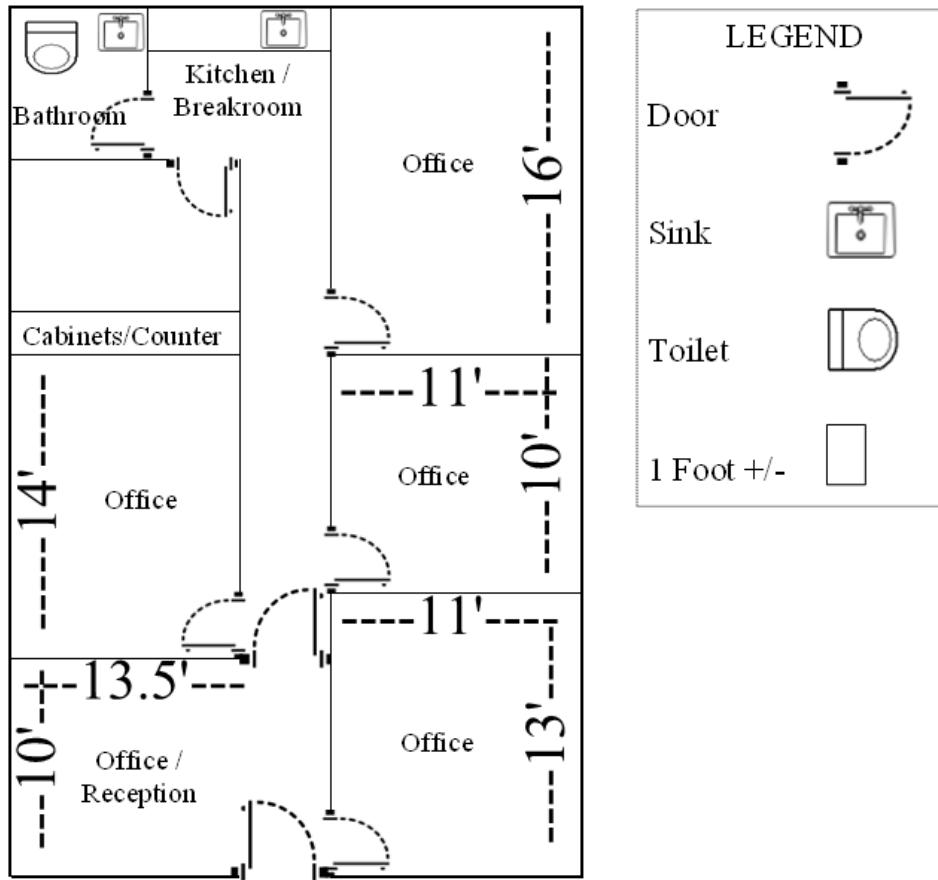
MARK DINAN
Commercial & Investment Real Estate



*All Information furnished regarding property sale, rental, or financing is from sources deemed reliable, but is not guaranteed.

FIRST FLOOR PLAN

3057 Lorna Road ◊ Hoover, AL ◊ 35226 ◊ Jefferson County



Mark Dinan, MBA, CCIM

(o) 205-980-3434

(c) 205-243-3434

markdinan@bellsouth.net

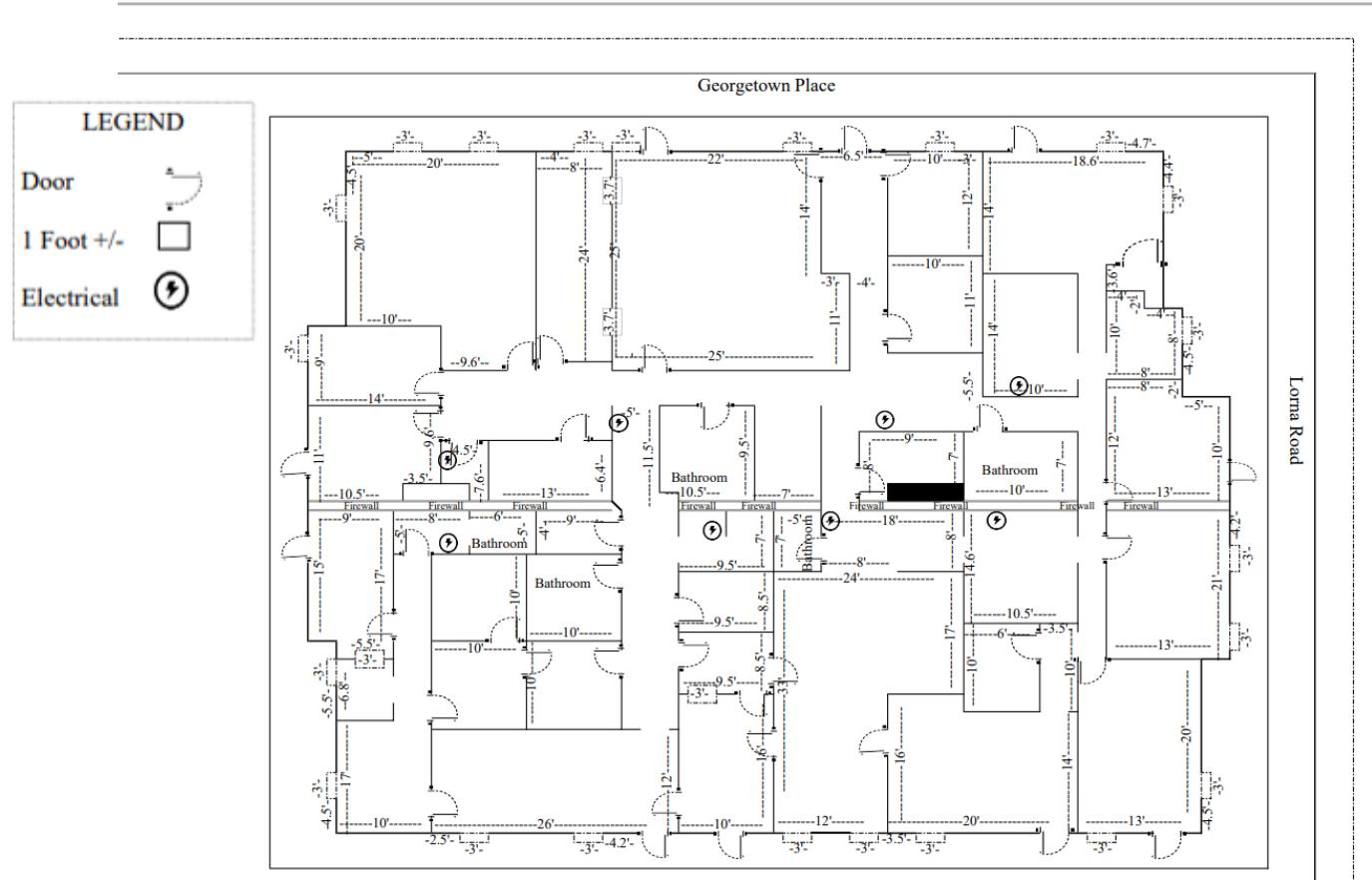
MARK DINAN
Commercial & Investment Real Estate

*All Information furnished regarding property sale, rental, or financing is from sources deemed reliable, but is not guaranteed.



SECOND FLOOR PLAN

3057 Lorna Road ◊ Hoover, AL ◊ 35226 ◊ Jefferson County



Mark Dinan, MBA, CCIM

(o) 205-980-3434

(c) 205-243-3434

markdinan@bellsouth.net

MARK DINAN
Commercial & Investment Real Estate



*All Information furnished regarding property sale, rental, or financing is from sources deemed reliable, but is not guaranteed.

TRAFFIC COUNTS

3057 Lorna Road ◊ Hoover, AL ◊ 35226 ◊ Jefferson County



Mark Dinan, MBA, CCIM

(o) 205-980-3434

(c) 205-243-3434

markdinan@bellsouth.net

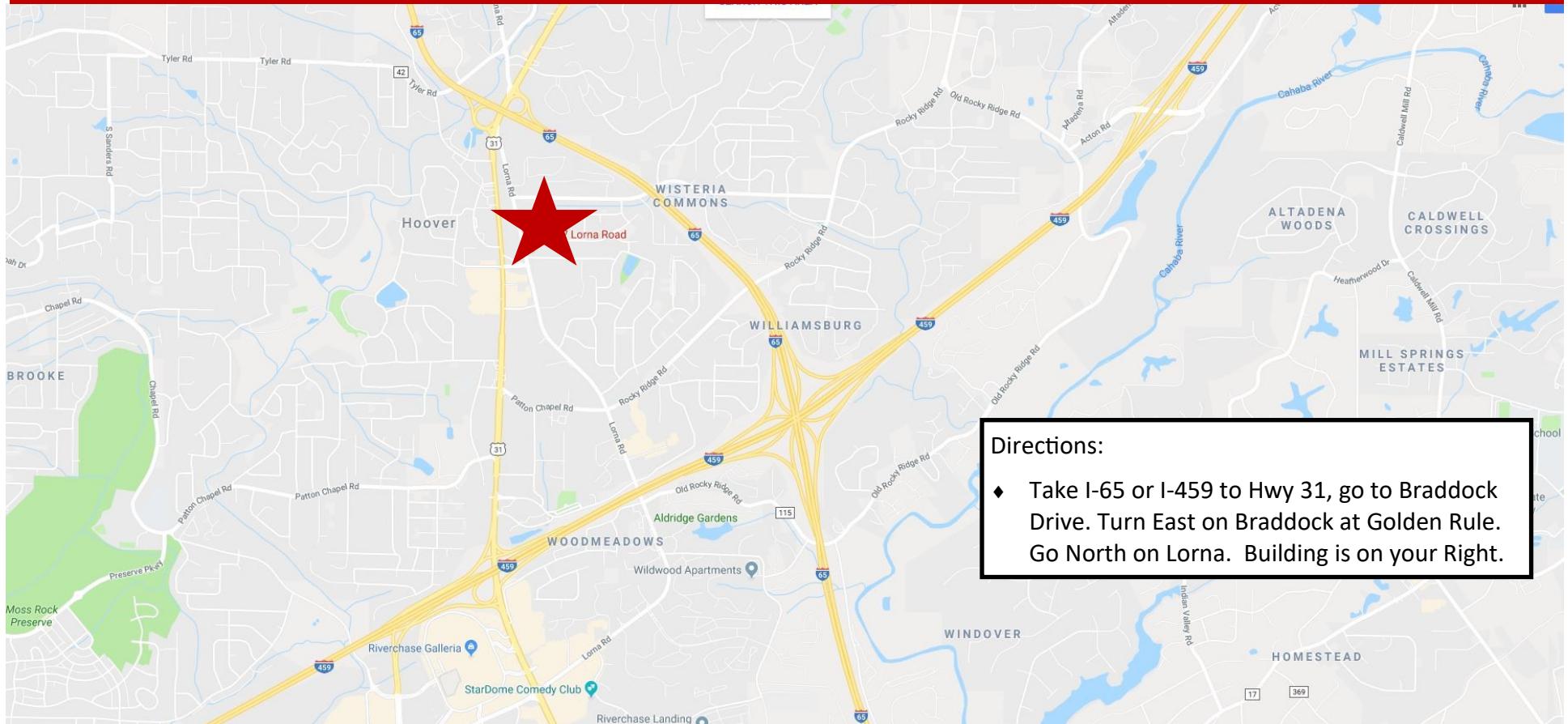
MARK DINAN
Commercial & Investment Real Estate



*All Information furnished regarding property sale, rental, or financing is from sources deemed reliable, but is not guaranteed.

LOCATION MAP

3057 Lorna Road ◊ Hoover, AL ◊ 35226 ◊ Jefferson County



Directions:

- ◆ Take I-65 or I-459 to Hwy 31, go to Braddock Drive. Turn East on Braddock at Golden Rule. Go North on Lorna. Building is on your Right.

Mark Dinan, MBA, CCIM

(o) 205-980-3434

(c) 205-243-3434

markdinan@bellsouth.net

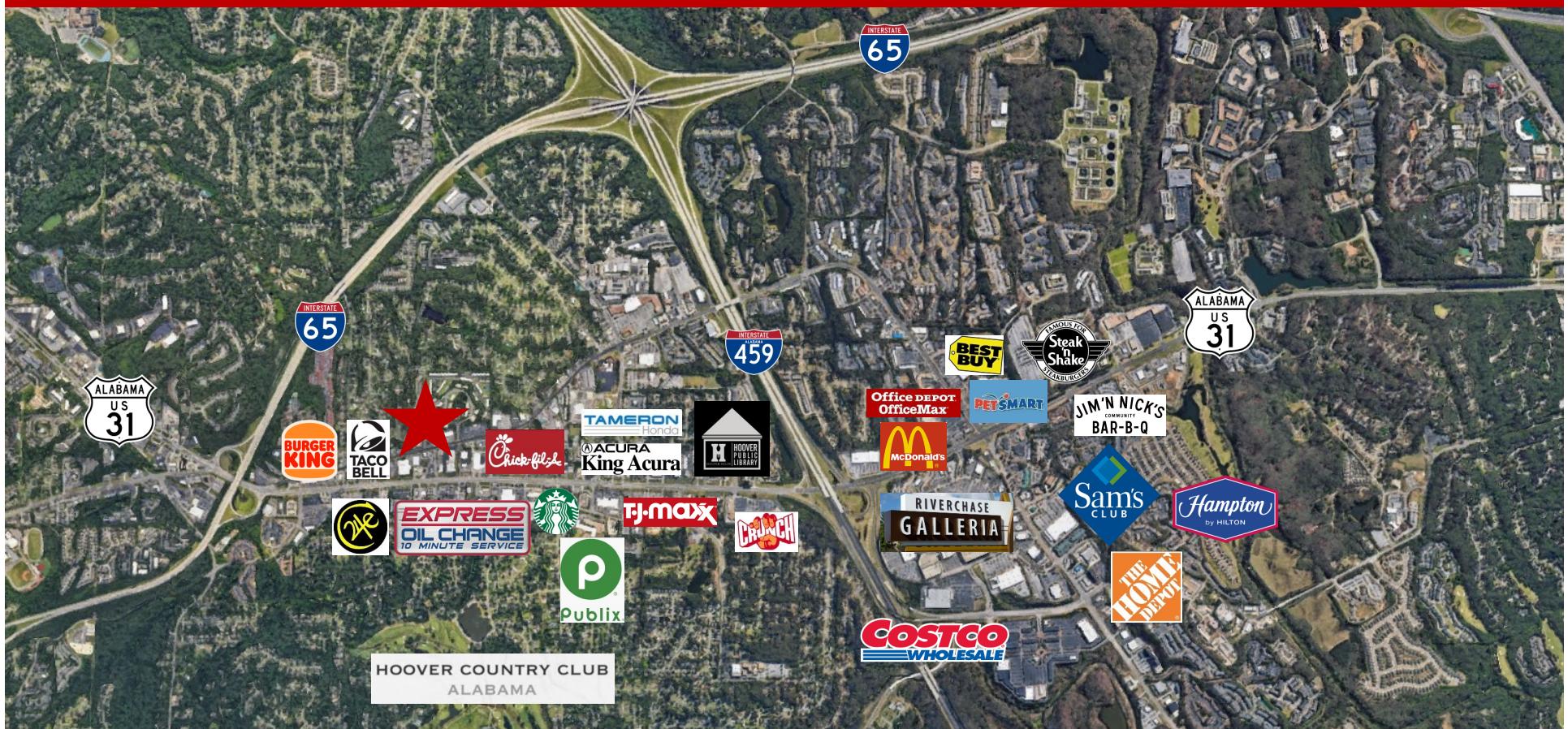
MARK DINAN
Commercial & Investment Real Estate



*All Information furnished regarding property sale, rental, or financing is from sources deemed reliable, but is not guaranteed.

ATTRactions MAP

3057 Lorna Road ◊ Hoover, AL ◊ 35226 ◊ Jefferson County



Mark Dinan, MBA, CCIM

(o) 205-980-3434

(c) 205-243-3434

markdinan@bellsouth.net

MARK DINAN
Commercial & Investment Real Estate



*All Information furnished regarding property sale, rental, or financing is from sources deemed reliable, but is not guaranteed.

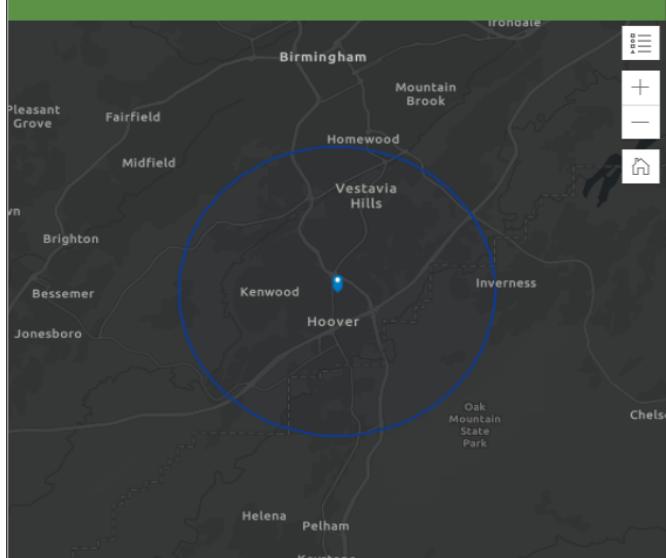
DEMOGRAPHICS

3057 Lorna Road ◊ Hoover, AL ◊ 35226 ◊ Jefferson County

DEMOGRAPHIC PROFILE

3057 Lorna Rd, Hoover, Alabama, 35216

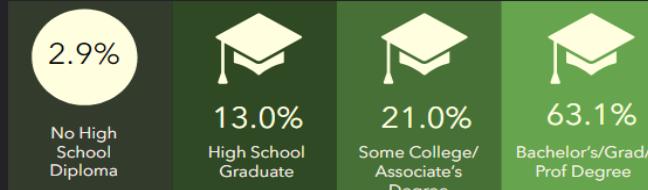
Ring of 5 miles



Source: This infographic contains data provided by Esri (2023, 2028).

© 2023 Esri

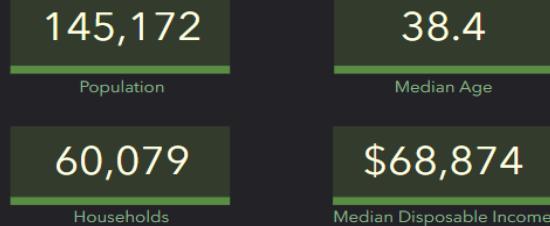
EDUCATION



EMPLOYMENT



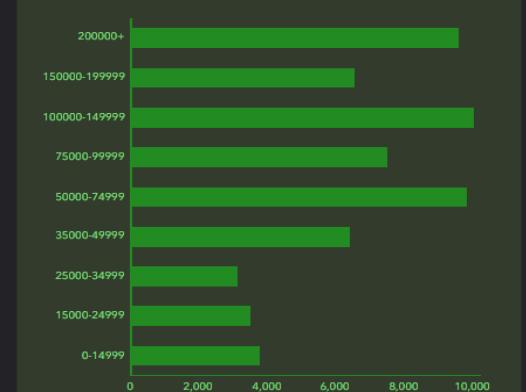
KEY FACTS



INCOME



HOUSEHOLD INCOME (\$)



Mark Dinan, MBA, CCIM

(o) 205-980-3434

(c) 205-243-3434

markdinan@bellsouth.net

MARK DINAN
Commercial & Investment Real Estate

*All Information furnished regarding property sale, rental, or financing is from sources deemed reliable, but is not guaranteed.

