

# 2740 GUNTER PARK DRIVE WEST

Montgomery, AL 36109



## PROPERTY DESCRIPTION

Aronov Realty Brokerage, Inc. is pleased to offer the opportunity to lease 113,473 square feet of prime, partially conditioned industrial space in one of the city's most convenient locations. The Gunter Park facility offers ample on-site truck storage and yard space.

## PROPERTY HIGHLIGHTS

- Sprinkled
- 20' Ceiling Height
- Partially Air Conditioned
- Dock High Doors (6) 9x12 (1) 12x12
- Drive-In Doors (2) 9x12 (2) 12x12 (1) 16x14
- 3 Phase Electric, 277/480 Volts, 3,000 Amps
- Offices, Conference Rooms, Breakroom, Storage
- Excellent Access to N East Blvd/Congressman Dickinson Dr
- Professionally Managed by Aronov Realty Management, Inc

## LOCATION DESCRIPTION

Located in Gunter Industrial Park accessible by Congressman Dickinson Drive or the N East Boulevard.

## OFFERING SUMMARY

Lease Rate:	Call Agent for Pricing
Lease Type:	NNN
Available Space:	113,473 SF
Building Size:	123,473 SF
Availability:	Immediate
Zoning:	M-1
Parking:	200+ Spaces
Lot Size:	18.5 Acres

## PRESENTED BY:

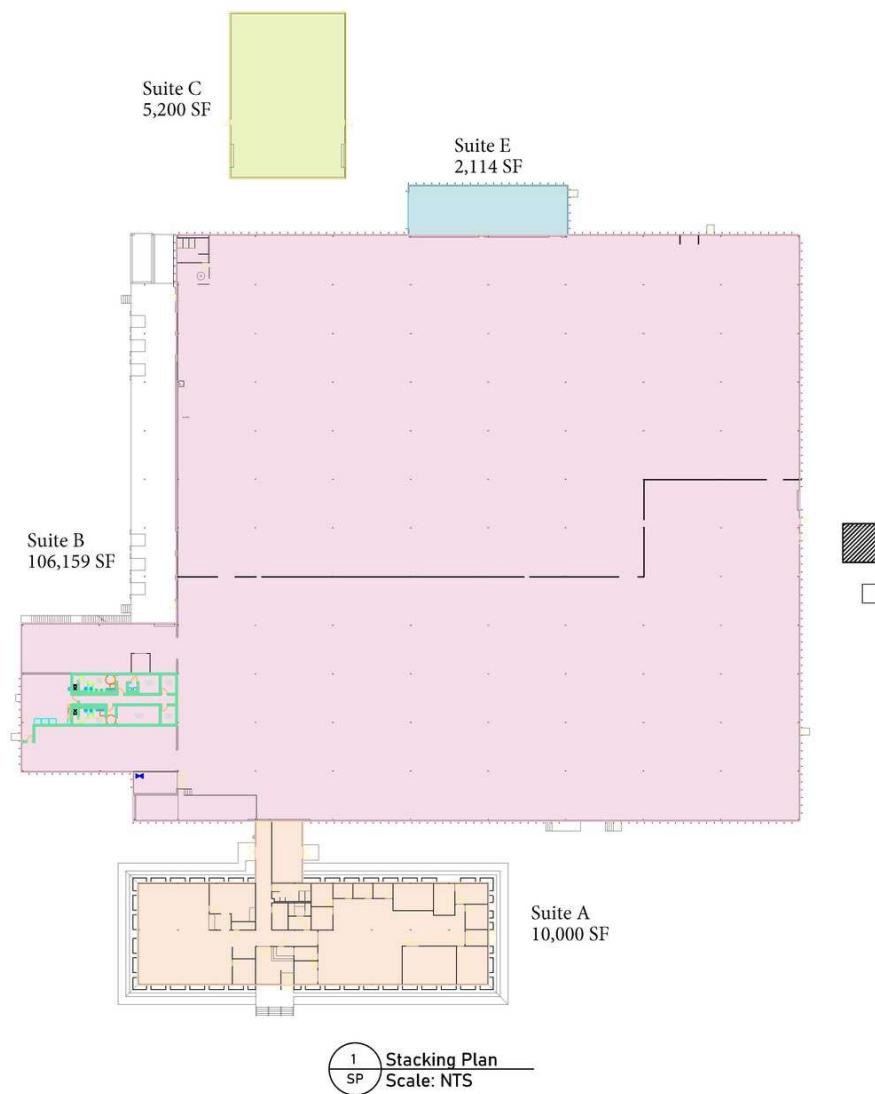
**Scott Harris**

Senior Vice President & Qualifying Broker  
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[aronovcommercial.com](http://aronovcommercial.com)  
3500 Eastern Boulevard  
Montgomery, AL 36116

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## AVAILABLE SPACES

SUITE	SIZE (SF)	DESCRIPTION
Suite B	106,159 SF	9,929 Office Heated/Cooled, 43,670 Warehouse Heated/Cooled, 52,560 Warehouse Heated 11 Personnel Doors, Drive-In Doors (2) 12X9, Dock High Doors (6) 9X12 (1) 10X10
Suite C	5,200 SF	1 Vent Fan, Drive-In Doors (2) 12X12
Suite E	2,114 SF	1 Personnel Door, Drive-In Door (1) 15X18

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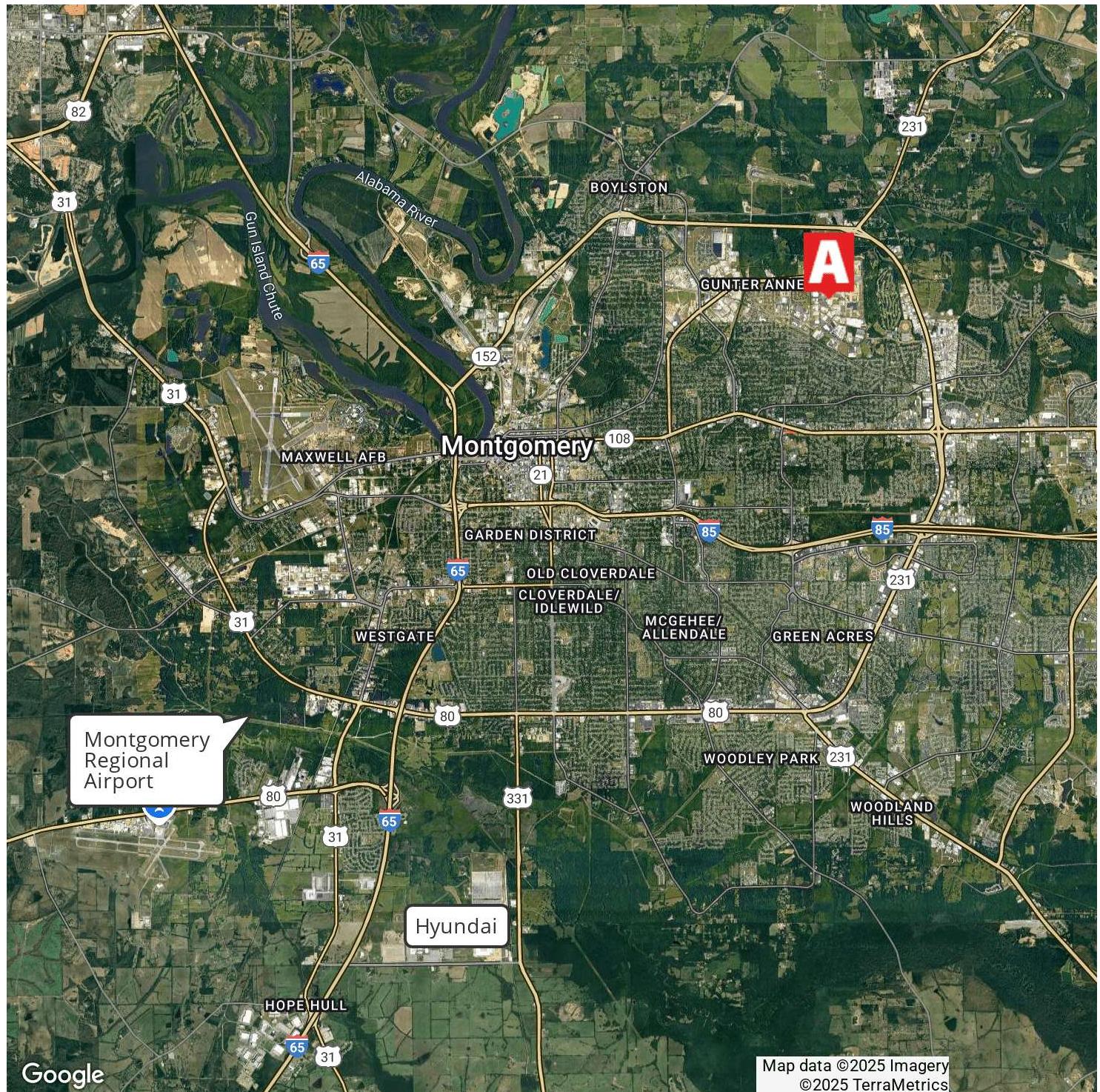
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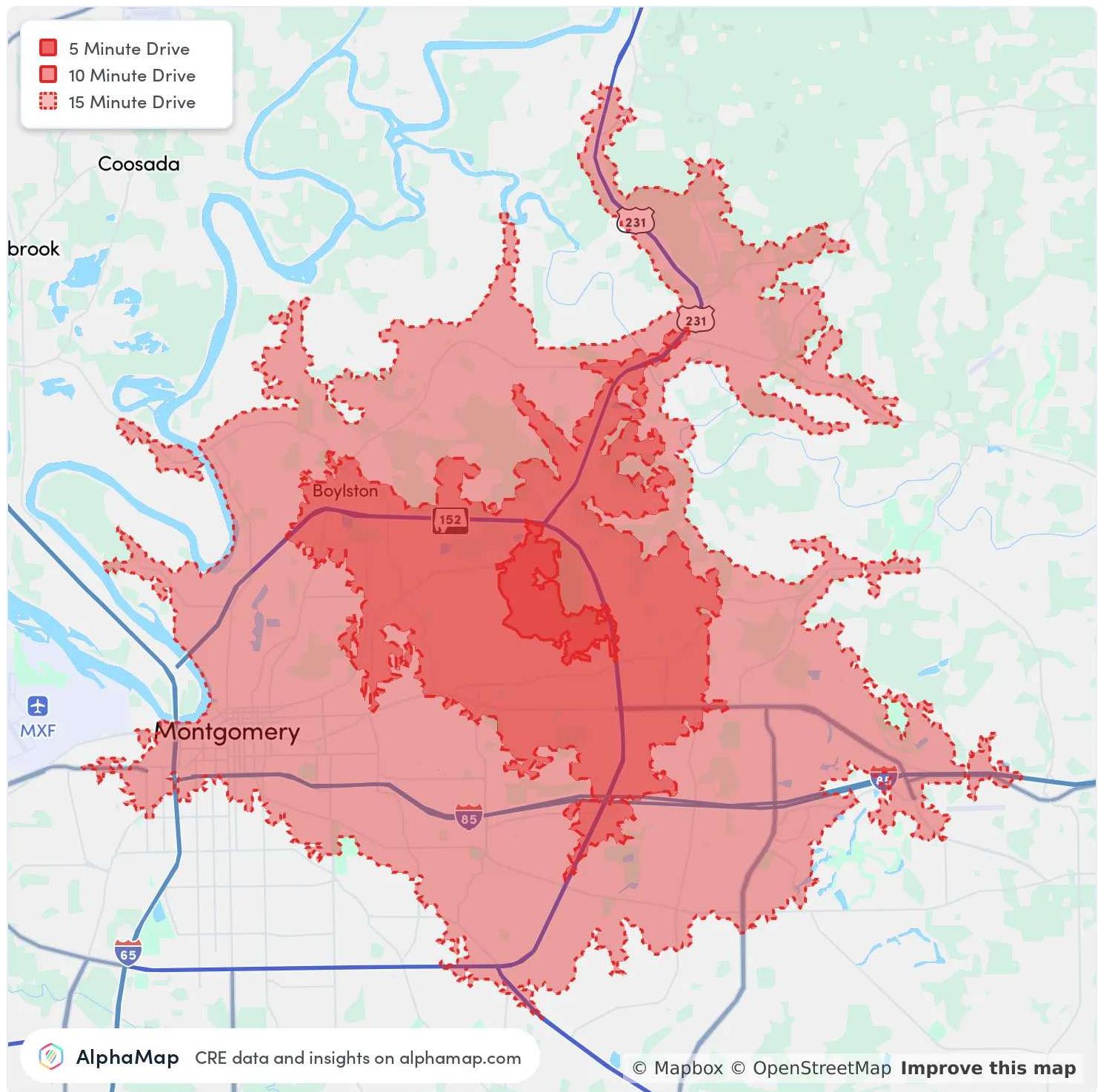
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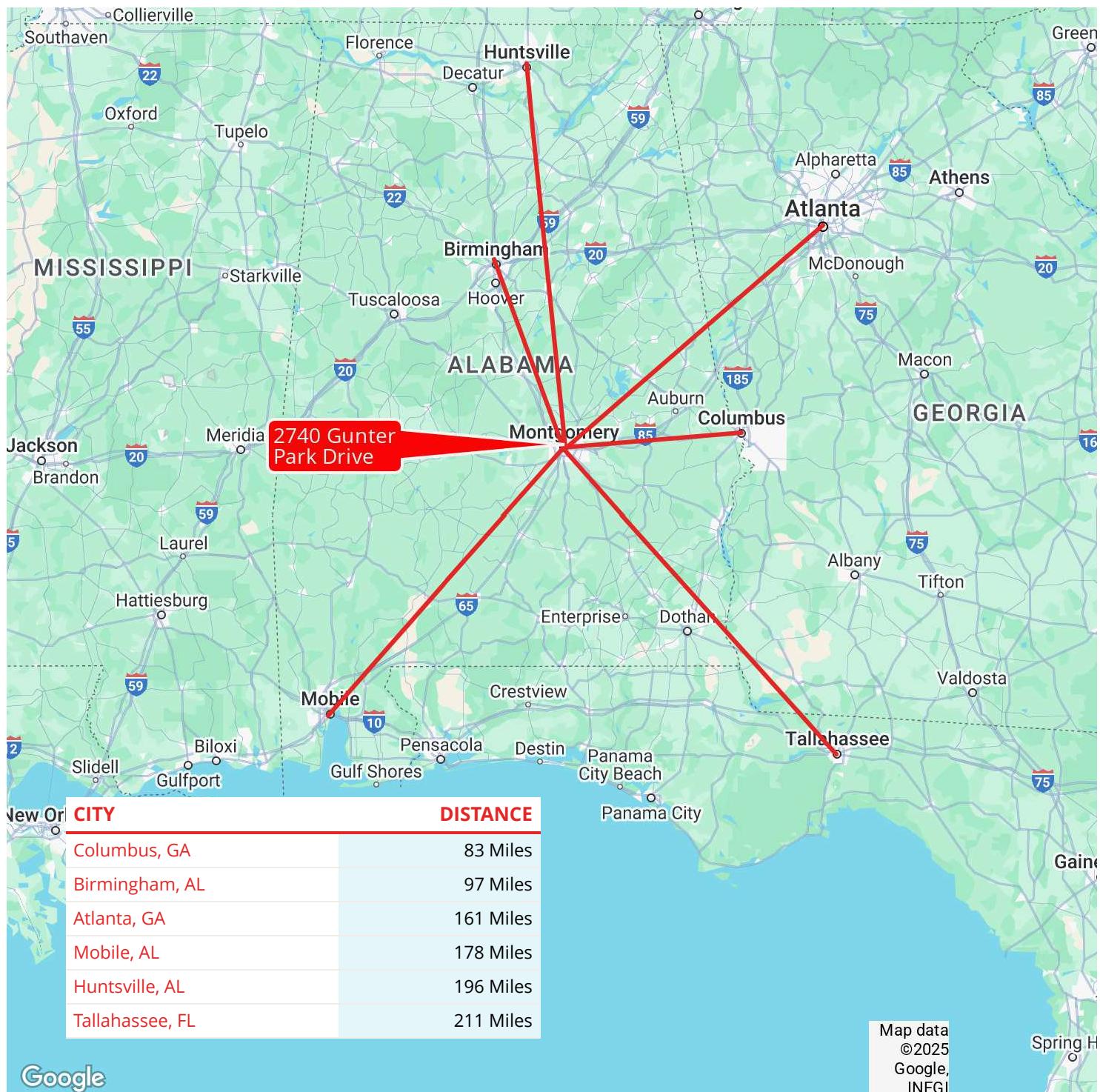
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