

# 350 Dauphin St

350 Dauphin St, Mobile, AL 36602

ADAMSIP  
INTELLECTUAL PROPERTY & BUSINESS LAW

Presented by  
AdamsIP, LLC



**Price: \$19.00 /SF/YR**

Prime Downtown Restaurant Space – 350 Dauphin St, Mobile, AL

Located in the heart of downtown Mobile, this 5,200 SF property offers a turnkey restaurant setup with incredible versatility for a variety of uses. Formerly a successful restaurant, the space features brand new bathrooms, a new roof, updated AC and electrical systems, and a fully serviced commercial refrigerator and hood. A large, high-quality smoker adds a unique culinary touch. With its prime location and modern upgrades, this space is ready for your next venture.

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Building has an open floor plan

Great light and is conducive to many uses.

Corner Building

Smoker / BBQ Pit

Foot Traffic

A portrait photograph of a man with short brown hair, wearing a dark suit jacket, a white shirt, and a tie. He is smiling and looking towards the camera. The background is an indoor setting with some furniture and a lamp.

**Hunter Adams**  
[hunter@adamsiplaw.com](mailto:hunter@adamsiplaw.com)  
(251) 289-9787

**AdamsIP, LLC**  
453 Dauphin Street  
Mobile, AL 36602

The logo for AdamsIP, LLC. It consists of a dark rectangular background with the letters "AIP" in a white, stylized font on the left. To the right of "AIP", the words "ADAMS IP" are written in a white, sans-serif font. Below "ADAMS IP", the words "INTELLECTUAL PROPERTY & BUSINESS LAW" are written in a smaller, white, sans-serif font.

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Open Dining Area with Natural Light

## Listing space

### 1st Floor

Space Available	5,200 SF
Rental Rate	\$19.00 /SF/YR
Date Available	Now
Service Type	Triple Net (NNN)
Built Out As	Restaurants And Cafes
Space Type	Relet
Space Use	Office/Retail
Lease Term	1 - 3 Years

350 Dauphin Street has gone through extensive repairs and cleaning and is on the market for the first time in years. There is 5,200 sq/ft of space for lease. It has an open floor plan with great light and is conducive to many uses.

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## Property Photos



Back of Dining Area



Large Smoker / BBQ Pit

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## Property Photos



Kitchen Window to Dining



Hutch / Smoker Accessories

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## Property Photos



Bathroom 1



Bathroom 2

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## Property Photos



Kitchen Window



Hood and Refrigerator

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## Property Photos



Inside Refrigerator



Corner Building on Dauphin St

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## Property Photos



350 Dauphin at Night



350 Dauphin Street on Park

# 350 Dauphin St

350 Dauphin St, Mobile, AL 36602

## Property Photos



350 Dauphin in Downtown

# 350 Dauphin St

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## Location

