

± 21,000 SF Office/Warehouse Facility

511 11th Street North, Birmingham, AL 35203 Birmingham CBD | Opportunity Zone

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Property Overview

511 11th Street North

Building Area	±21,000 SF
Fenced Lot Area	±10,000 SF adjacent lot
Office Area	±Approximately 2,500 SF ground floor office / break room plus a 1,050 SF newly renovated 2nd floor office
Drive-Ins	(1) 10x10 with dock access; (1) 12x10; (1) 10x12; (1) 14x14
Lighting	New LED lighting in the warehouse
Roof	New 15,000 SF TPO
Power	3-phase electrical panel
	3 separate interconnected buildings plus an attached

- 3 separate interconnected buildings plus an attached garage
- Recently repayed front parking lot
- Partial building exterior re-paint
- Industrial space floors are partially epoxy coated

Miscellaneous Details

- Upstairs office has access to the roof and a view of downtown Birmingham
- Building visible from I-65 N
- Clear height in large warehouse 13-14'
- 5 large offices in main building with a break area and a training/conference room plus 1 large office on second floor
- Available 1G Internet





For Sale:

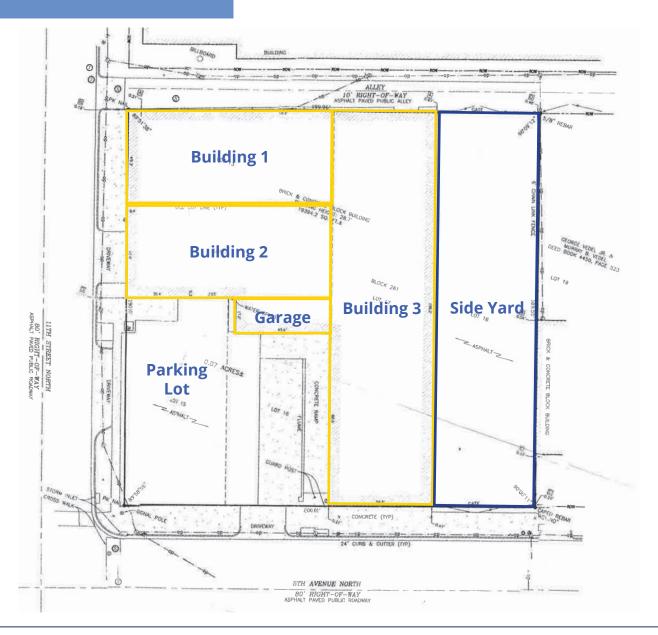
\$1,680,000

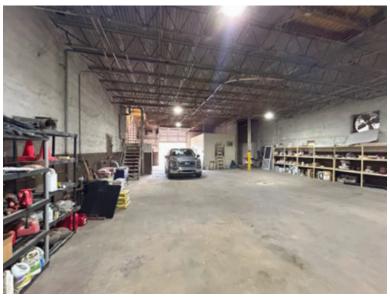
For Lease:

\$8.00/SF NNN

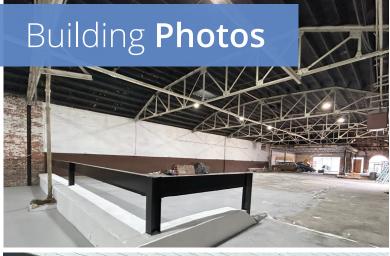


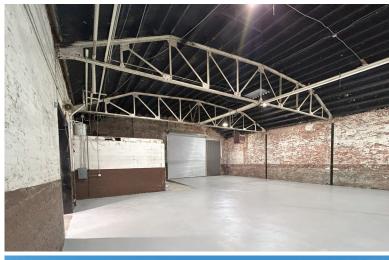
Site **Plan**

















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