

71,870 SF | AVAILABLE

DISTRIBUTION AND MANUFACTURING FACILITY

2304 Industrial Drive SW, Cullman, Alabama 35077

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DISTRIBUTION AND MANUFACTURING FACILITY

2304 Industrial Drive SW
Cullman, Alabama 35077

BUILDING SIZE	+/- 71,870 SF
OFFICE SPACE	Build to Suit
SITE SIZE	8.2 Acres
CONSTRUCTION	PEMB with CMU Stem Wall
YEAR CONSTRUCTED/ RENOVATED	1986/2019
DRIVE-IN DOORS	One (1) 14' x 14' drive in door
LOADING	Four (4) Dock high doors with seals & levelers
SPRINKLER	Wet
COLUMN SPACING	30' x 40'
CEILING HEIGHT	22' - 25' (Primary Area) 16' - 18' (Production Area)
ELECTRICAL	3-Phase, 1,200 AMPS
EMPLOYEE PARKING SPACES	84

TRAVEL TIMES



**52 MILES
TO AIRPORT**

*Birmingham-Shuttlesworth
Int'l Airport*



**2.1 MILES
TO HIGHWAY I-65**

Exit 304



**48 MILES
TO PORT**

Huntsville Inland Port



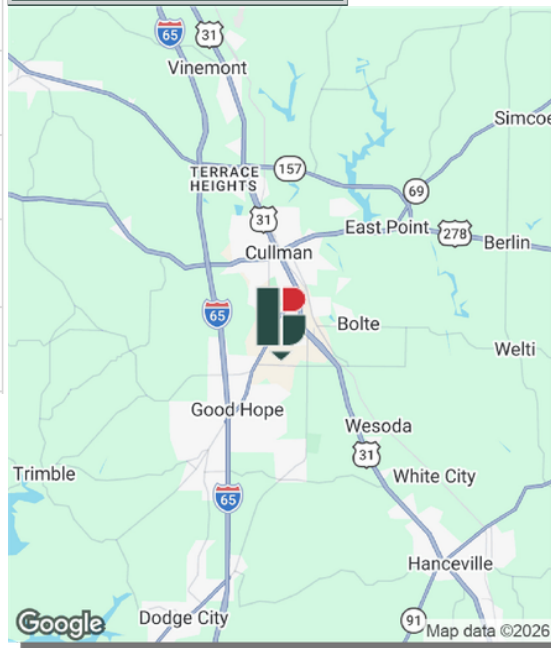
**45 MILES
TO MAZDA TOYOTA**

*Manufacturing
Plant*



**<200 MILES
TO 7**

*Auto Manufactures
and Engine Facility
Plants*



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