



FOR LEASE

981 Corporate Dr S, Mobile AL

**Location! Location! Location! 54,000 SF Warehouse
with Rail Spur**



Contact
Pratt Thomas, CCIM
President
Cell: 251-367-8358
Off: 251-476-0808

3662 Dauphin Street
Suite E
Mobile, AL 36608

WWW.MPTCO.COM

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Property Description

Location! Location! Location! 54,000 SF Warehouse with Rail Spur

Prime location at the intersection of I-65 and Highway 98 (Moffett Road) in highly desirable "Central Business Park", a light industrial, distribution warehouse and commercial subdivision.

- * 51,900 SF warehouse space
- * 1,500 +/- SF office space
- * Access to AL Export Railroad rail spur can be improved for use
- * 13 Minutes to APM Terminal
- * 14 Minutes to Port of Mobile, Airbus, and Brookley Aeroplex
- * 15 Minutes to Alabama State Docks
- * 16 Minutes to Austal Ship Building
- * 19 Minutes to CSX Terminal Railway
- * 3 Interstate options, Interstate 10, Interstate 65, and I65
- * Two access points to Interstate 65
- * Racking is negotiable
- * 20' Eave height
- * Tilt-Up Concrete Construction
- * Freight Port - Port of Mobile
- * 12 Dock high doors
- * 4 Drive in ramps
- * 6 Floor truck levelers
- * Zoned I-1
- * Adjacent 9 acres also available

This property is under the leasing and management oversight of the
 Merrill P Thomas Co., Inc.

At A Glance



Warehouse - 51,900 SF
Office - 1,500 +/- SF

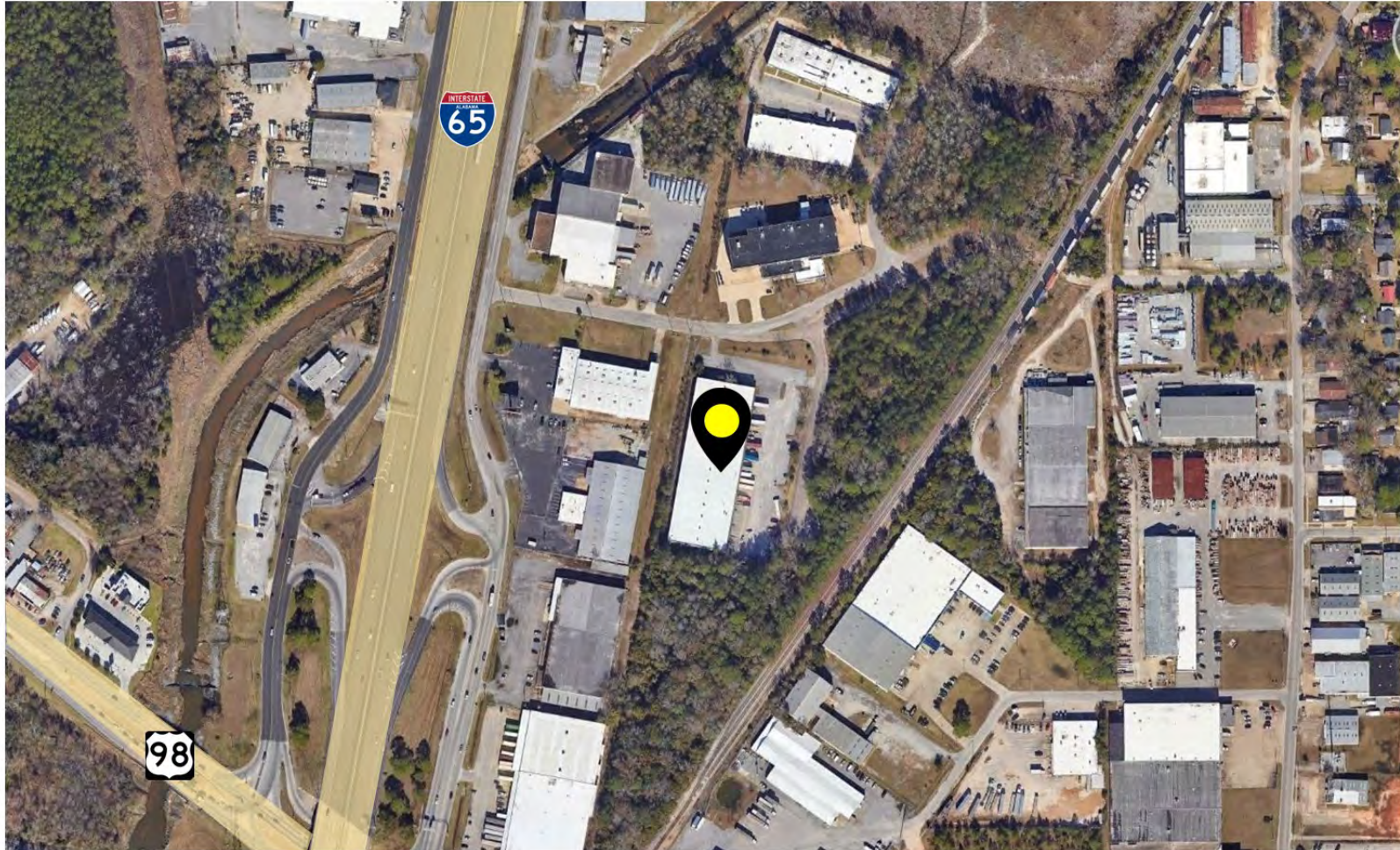


Lease - \$29,250/mo +
NNN



Parking - Private,
Off-Street Parking

Aerial View





Proximity Map





Site Plan

