

FOR LEASE

Anthem House

MidCity District | Huntsville

Offices Available

- April 2025 Delivery
- 35,000 Total Square Feet of Office Space
- Structured Parking Included

Kyle Collins

Senior Vice President | Principal
+1 256 518 2274
kyle.collins@colliers.com

Colliers

Accelerating success.

Colliers International

200 Clinton Avenue W
Suite 801
Huntsville, AL 35801
Main: +1 256 533 0035
colliers.com



Opportunity

Located at the heart of Huntsville's dynamic MidCity District, Anthem House is a premier office space that offers businesses the perfect blend of functionality, modern design, and unbeatable convenience. Situated on the second floor of this exciting mixed-use development, the office spaces are ideal for startups, growing businesses, and established companies alike, providing an inspiring environment where productivity meets lifestyle.

Location

Anthem House is part of the vibrant MidCity District, one of the fastest-growing urban centers in the Southeast. With easy access to Research Park Boulevard and I-565, the location offers quick connections to major employers located at Redstone Arsenal, Cummings Research Park, and the University of Alabama in Huntsville. This prime spot not only puts your business in the middle of a booming business ecosystem but also offers proximity to retail, dining, and entertainment venues.



Property Overview

Address	945 Mid City Drive, Huntsville, AL 35806	
Total Office Area	±35,000 Square Feet on Second Floor	
Office Area	Office A	±13,841 SF
	Office B	±12,464 SF
	Office C	±9,055 SF
Divisions	The above offices can be combined or further subdivided	
Servicing	Fully serviced leasing	
Parking	Paved on-site parking structure, attached to Anthem House; directly access second-floor offices from parking area	
Shell Space	All office areas are currently in shell condition, ready to be fully customized; large windows and open designs provide plenty of natural light, contributing to a healthier, more energetic workspace; open ceiling design	
Signage	Branding opportunities for larger tenant(s)	
Location	The center of MidCity District, across the street from the Salt Factory Pub, Blue Oak BBQ and Metronome Apartments at MidCity	

The Details

MidCity District offers more than just a place to work. It's a community where professionals can unwind, socialize, and recharge. Tenants of Anthem House will have direct access to:

- **Restaurants, Coffee Shops, and Cocktails:** Step out of the office for a quick lunch or after-hours drinks, with a wide range of eateries just steps away.
- **Green Spaces and Walking Trails:** Take a break and enjoy a breath of fresh air in one of the nearby parks or explore the beautifully designed urban landscapes.
- **Fitness and Wellness Options:** Maintain a work-life balance with nearby gyms, fitness studios, and wellness services.

By leasing office space at Anthem House, you're positioning your business in one of Huntsville's most sought-after districts. With a perfect mix of business services, amenities, and an inspiring community, Anthem House offers everything your team needs to thrive in today's fast-paced, modern work environment.



Key Highlights

- Customizable offices
- Large windows
- Attached parking deck
- Vibrant surrounding community





200 Clinton Avenue W
Suite 801
Huntsville, AL 35801
Main: +1 256 533 0035
colliers.com

Kyle Collins

Senior Vice President | Principal
+1 256 518 2274
kyle.collins@colliers.com



This document/email has been prepared by Colliers for advertising and general information only. Colliers makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers and /or its licensor(s). © 2024. All rights reserved. This communication is not intended to cause or induce breach of an existing listing agreement. Sandner Commercial Real Estate, Inc. dba Colliers Alabama.