



FOR LEASE
1840 Corporate Woods Drive
Alabaster, Alabama

SHELBY WEST DISTRIBUTION CENTER



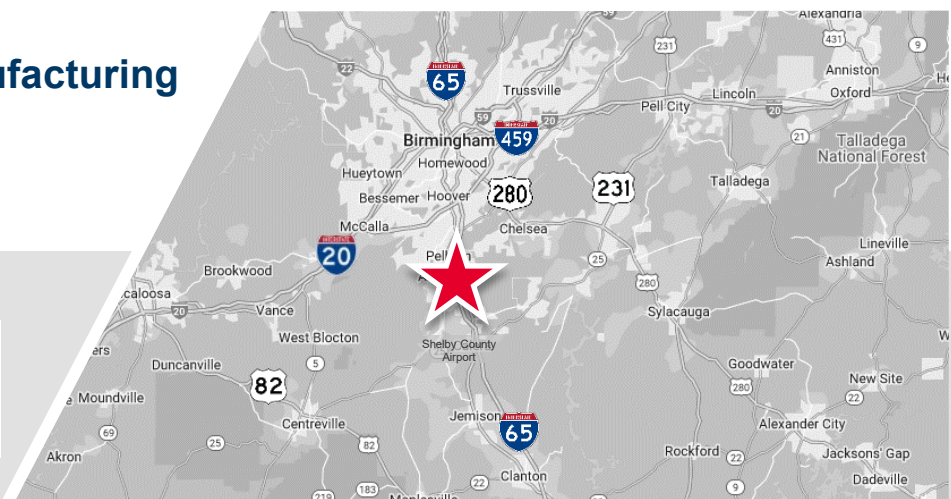
116,563 SF Class 'A' Warehouse / Production / Light Manufacturing
Lease Rate: \$5.95 PSF (NNN)

For more information, please contact:

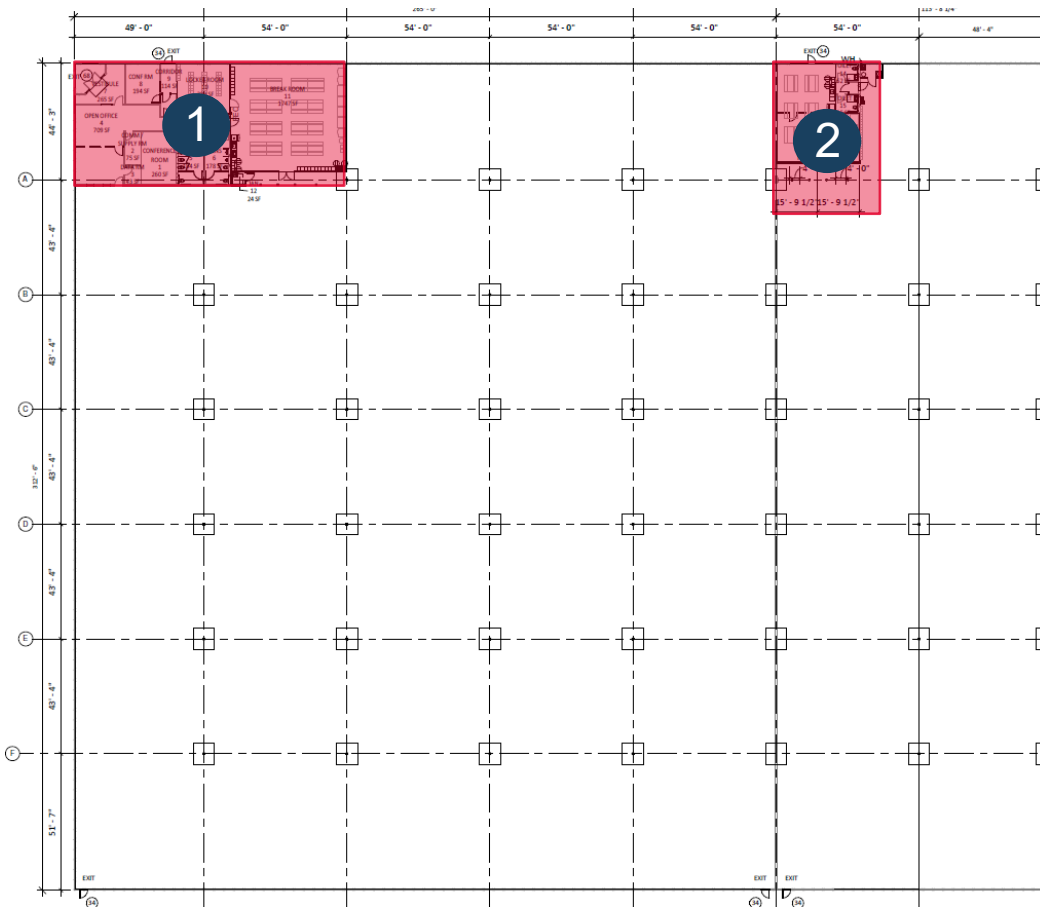
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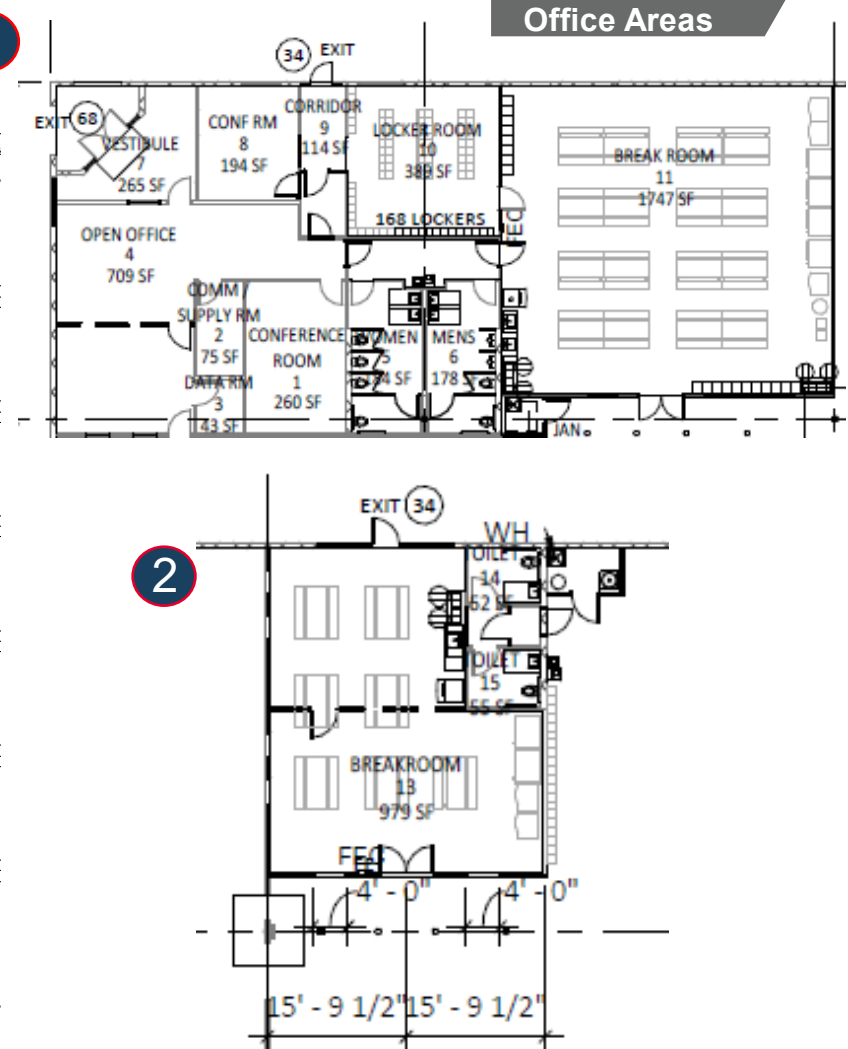
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PROPERTY DETAILS



1



2

BUILDING FEATURES

- 116,563 total SF available
- 5,780 SF of office (in 2 sections)
- (25) 9' x 10' dock-high doors
- (1) 14' x 16' grade level door
- 30' clear height
- 54' x 43' column spacing
- LED lighting
- 100% HVAC
- ESFR sprinkler system
- Heavy power available

PROPERTY HIGHLIGHTS

- Located in Shelby West Corporate Park near the Shelby County Airport
- Interstate visibility from I-65 and less than two miles from Exit 234 interchange
- Double row car parking
- Trailer parking available in truck court

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