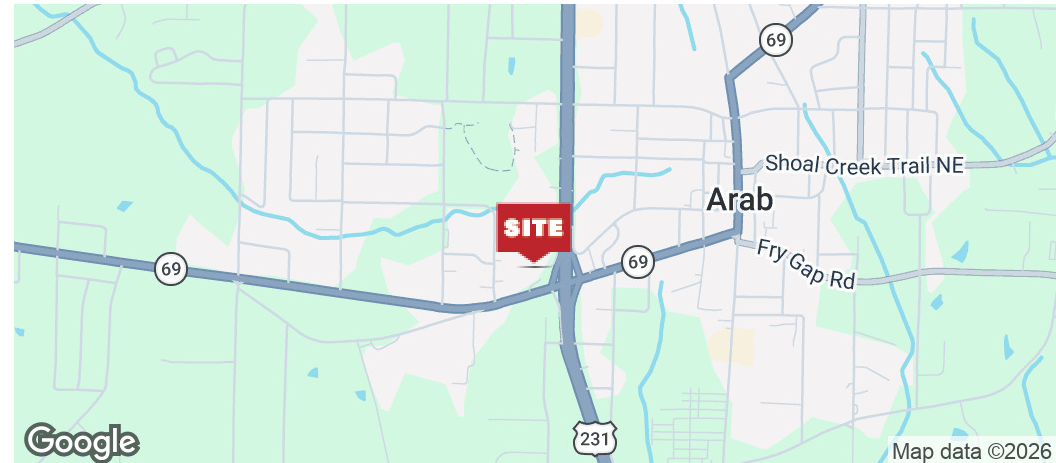


Executive Summary

25 N. BRINDLEE MOUNTAIN PKWY. ARAB, AL | 25 NORTH BRINDLEE MOUNTAIN PARKWAY, ARAB, AL 35016



OFFERING SUMMARY

Available SF: 1,250 SF

Lease Rate: \$18.50 SF/yr (NNN)

Lot Size: 1.64 Acres

Year Built: 2005

Building Size: 12,115

Market: Huntsville MSA

Submarket: Arab

PROPERTY OVERVIEW

Dollar General anchored retail center located at the prime corner of North Brindlee Mountain Parkway and Hwy. 69. Great visibility and access from the busy retail corridor with strategic entrances from both Hwy 231 & Hwy. 69 which ensures smooth traffic flow and seamless customer circulation. Highly visible store front offers great exposure to customers.

PROPERTY HIGHLIGHTS

- Dollar General anchored retail center
- Prime corner of North Brindlee Mountain Parkway and Hwy. 69.
- Great visibility and access from the busy retail corridor with strategic entrances from both Hwy 231 & Hwy. 69
- Highly visible store front offers great exposure to customers.
- Easy ingress and egress for and customers

Lease Spaces

25 N. BRINDLEE MOUNTAIN PKWY. ARAB, AL | 25 NORTH BRINDLEE MOUNTAIN PARKWAY, ARAB, AL 35016



LEASE INFORMATION

Lease Type:	NNN	Lease Term:	Negotiable
Total Space:	1,250 SF	Lease Rate:	\$18.50 SF/yr

AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
25	Available	1,250 SF	NNN	\$18.50 SF/yr	Open floor plan next to high traffic Dollar General. Perfect for office or retail use. Space dimensions: 25' W x 50' D.

