

INDUSTRIAL BUILDING FOR SALE / LEASE

3441 Parkwood Road ♦ Bessemer, AL ♦ 35022-5167 ♦ Jefferson County



40,000 ± SF Buildings on 6 ± acres ♦ SALE PRICE: \$1,700,000 ♦ LEASE PRICE: \$13,500 / MO NNN

Mark Dinan, MBA, CCIM

(c) 205-980-3434

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MARK DINAN
Commercial & Investment Real Estate



*All Information furnished regarding property sale, rental, or financing is from sources deemed reliable, but is not guaranteed.

PROPERTY DETAILS

3441 Parkwood Road ♦ Bessemer, AL ♦ 35022-5167 ♦ Jefferson County

- 40,000 ± SF Main Building and 5,250 ± SF Building.
- Gated 6 ± acres
- 3,600 +/- SF Upper Level and 1,200 +/- SF Lower Level Offices
- Built 1979
- 30' +/- Ceiling Height
- 480V, 3-Phase Power
- (3x) 10 Ton Cranes, (5x) 5 Ton Cranes.
- 20 1/2 ' +/- under crane hook
- Large roll up and folding doors.
- 8" Concrete Floors
- Column Spacing 25' - 30'
- Gravel yard for parking, fleet vehicles, heavy equipment, etc.
- Strategic location.
- Zoned I-2 Heavy Industrial, City of Bessemer
- Property Taxes: \$22,361.74
- Super convenient to I-459 Exit 6 and 10 and Lakeshore Extension
- Within Birmingham/Hoover Metropolitan area.



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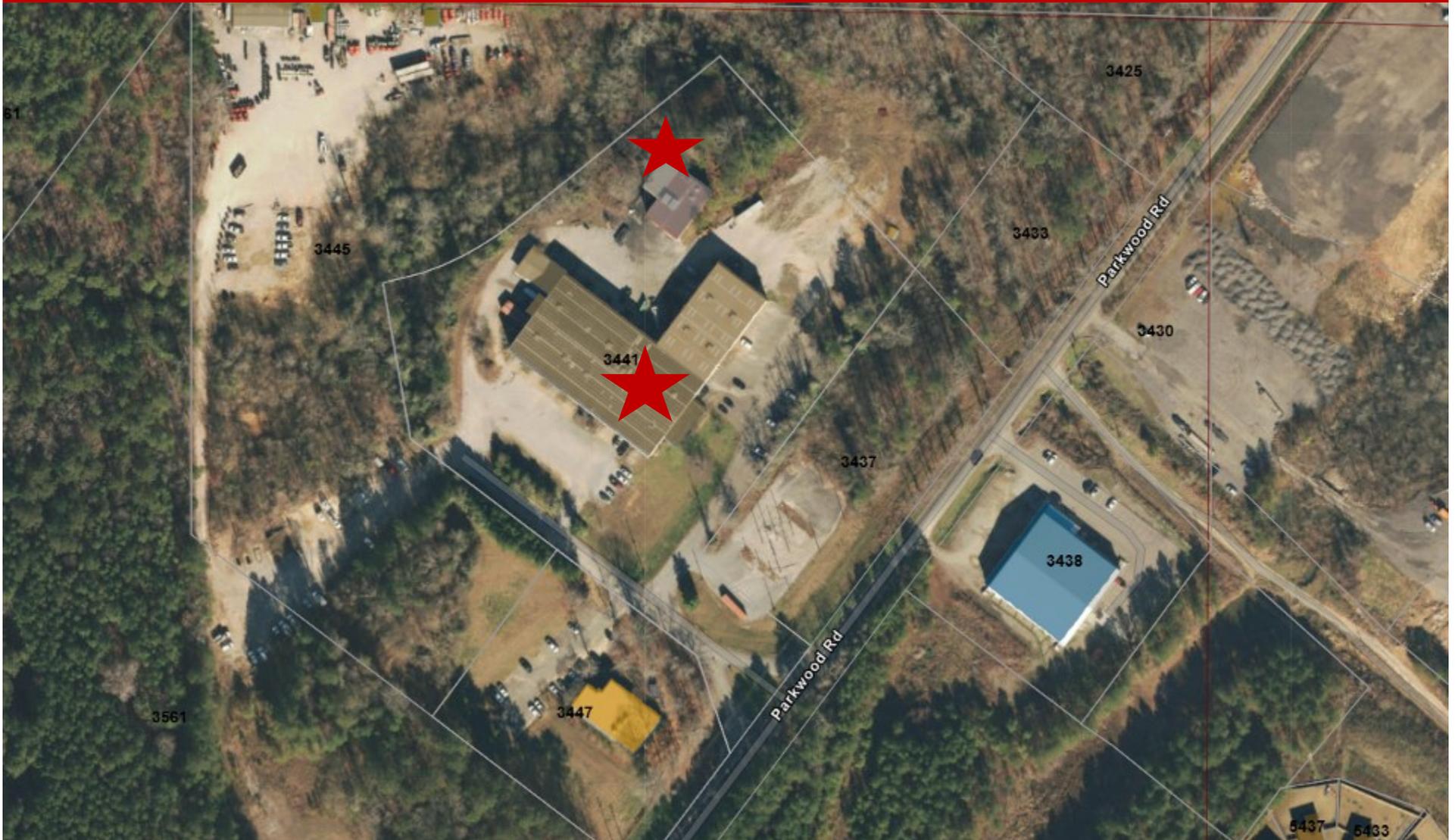
INTERIOR PHOTOS

3441 Parkwood Road ♦ Bessemer, AL ♦ 35022-5167 ♦ Jefferson County



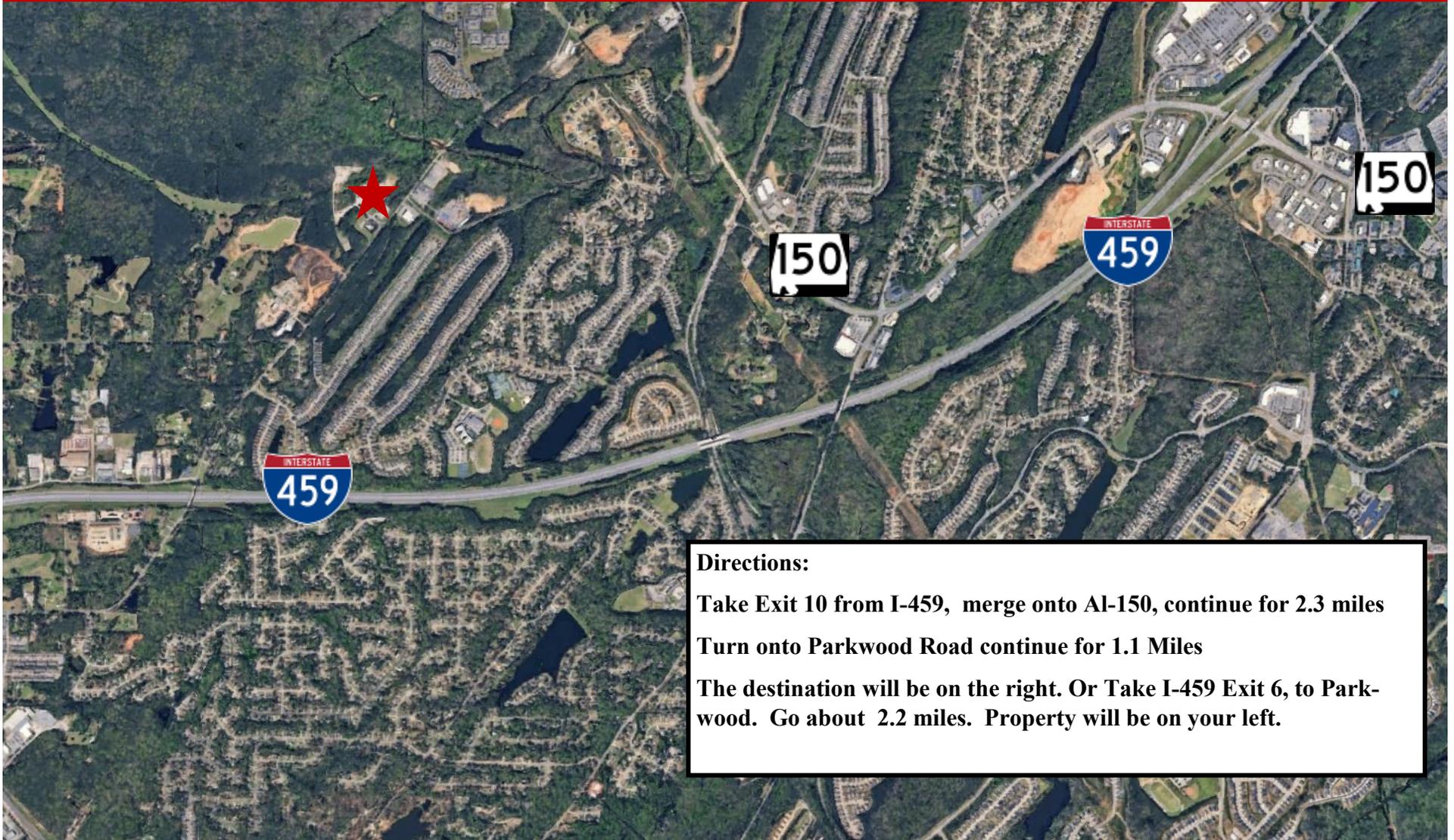
AERIAL PLAT

3441 Parkwood Road ◇ Bessemer, AL ◇ 35022-5167 ◇ Jefferson County



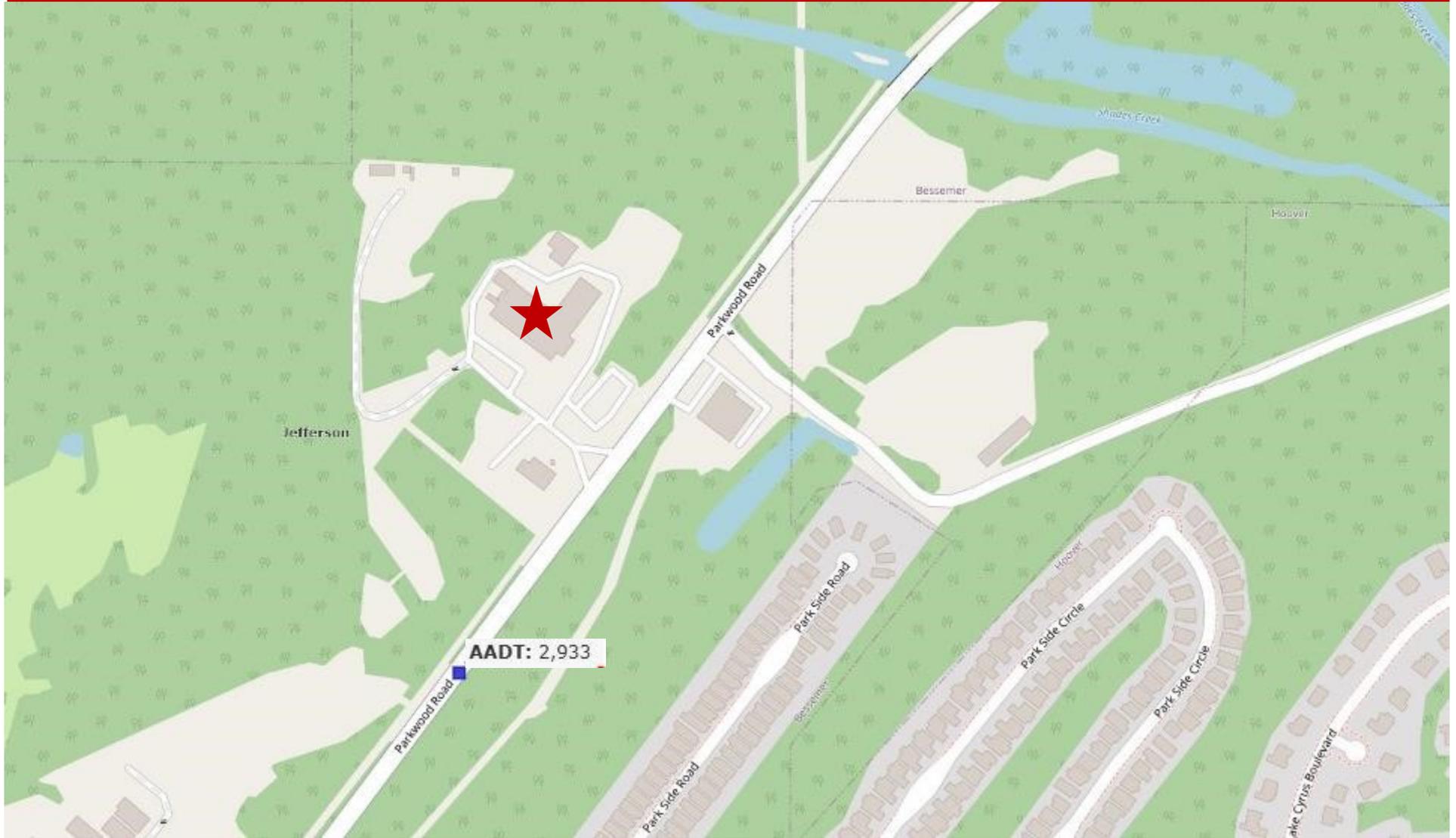
LOCATION MAP

3441 Parkwood Road ◇ Bessemer, AL ◇ 35022-5167 ◇ Jefferson County



TRAFFIC COUNTS

3441 Parkwood Road ♦ Bessemer, AL ♦ 35022-5167 ♦ Jefferson County



DEMOGRAPHICS

3441 Parkwood Road ♦ Bessemer, AL ♦ 35022-5167 ♦ Jefferson County

DEMOGRAPHIC SUMMARY

3441 Parkwood Rd, Bessemer, Alabama, 35022

Ring of 5 miles

KEY FACTS

80,187

Population



30,865

Households

40.5

Median Age

\$80,535

Median Disposable Income

EDUCATION

4.0%

No High School Diploma



17.7%

High School Graduate



24.2%

Some College/
Associate's Degree



54.1%

Bachelor's/Grad/
Prof Degree

INCOME



\$101,724

Median Household Income



\$51,777

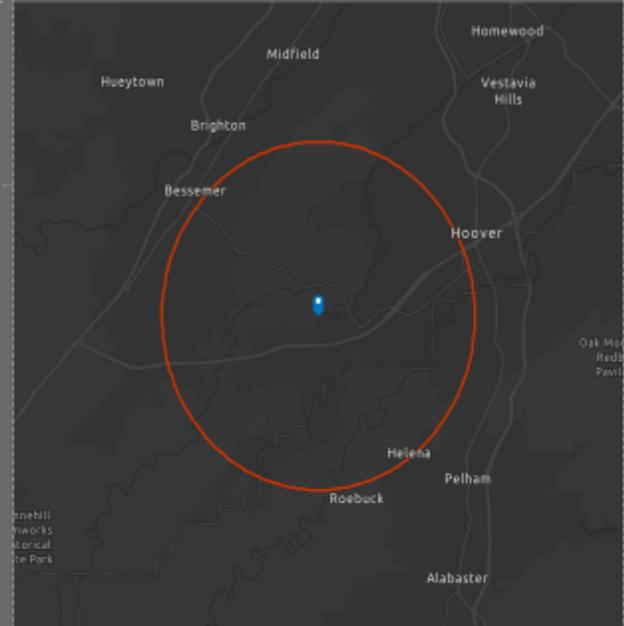
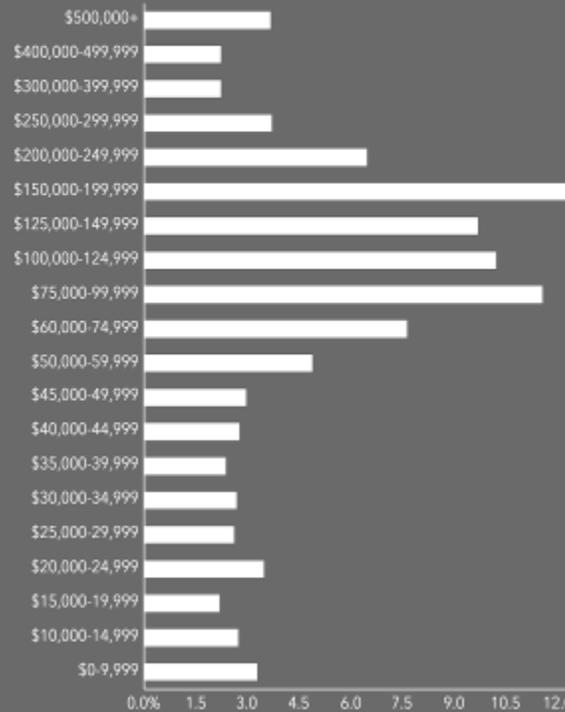
Per Capita Income



\$418,089

Median Net Worth

HOUSEHOLD INCOME



EMPLOYMENT



77.8%

White Collar



13.2%

Blue Collar



11.1%

Services

3.3%

Unemployment Rate

Source: This infographic contains data provided by Esri (2025, 2030). © 2025 Esri