



FOR SALE OR LEASE

EXCELLENT LOCATION & INTERSTATE ACCESS

± 36,500 SF Turn-Key Freezer/
Cooler Facility

617 21st Avenue West, Birmingham, AL 35204

Tripp Alexander, CCIM, SIOR

Partner, Dir. of Industrial Services
+1 205 949 5989
tripp.alexander@colliers.com

Joe Azar, CCIM

Senior Associate
+1 205 949 2692
joe.azar@colliers.com

Colliers | Alabama

880 Montclair Road, Suite 250
Birmingham, AL 35213
+1 205 445 0955

Accelerating success.



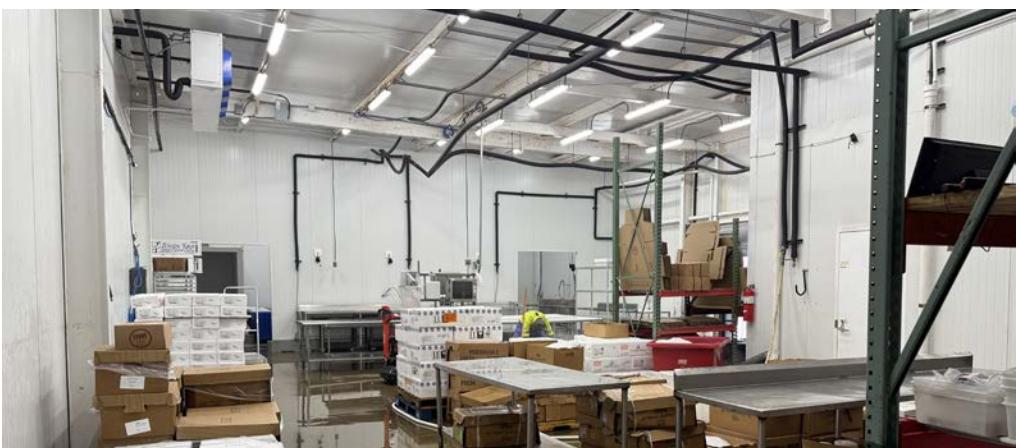
Property Overview

Freezer/Cooler Facility

Address:	617 21st Avenue West, Birmingham, AL 35204
Building Size:	± 36,500 SF
Office Size (SF):	± 2,500 (recently renovated)
Zoning:	M-1
Site Area:	± 1.60 Acres
Cooler Space:	± 27,300 SF
Freezer Space:	± 4,600 SF
Ceiling Height:	Up to 20'
Loading:	Six (6) refrigerated dock-high loading doors designed to maintain consistent temperatures during loading/unloading
Features:	<ul style="list-style-type: none">Located on Finley Blvd across from Alabama Farmers Market, Birmingham Food Terminal, and Niki's West RestaurantTurn-key opportunity with millions of dollars invested in recent Capital ExpendituresNear many food facilities including AmericoldOptimized for food processing, cold storage, and distributionTemperature ranges:<ul style="list-style-type: none">Coolers: 34°FRefrigerated storage: 45°FFreezer: 0°–10°FRefrigerated dock: 38°F
Distribution & Operations:	



Facility Photos



For Pricing:
Contact Brokers



1.4

MILES

I-65

3.3

MILES

Downtown
Birmingham

8.2

MILES

Birmingham
International Airport

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