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**1840 Remington Trail // Huntsville, AL 35824**

DEVELOPED BY:



TLH

**4Q 2024 Delivery**

## **JETPLEX CORPORATE CENTER SOUTH BUILDING**

**FOR SALE OR LEASE**

**43,547 - 348,000 SF  
Office/Warehouse/Production Space**

# PROPERTY HIGHLIGHTS

**Location** 1840 Remington Trail, Huntsville, AL 35824

**Space Available** 43,547 - 348,000 SF

**Land** +/- 18 Acres

**Office Space** 4,010 SF; additional available as build-to-suit

**Auto Parking** 224 spaces

**Construction** Concrete tilt-up

**Dock Doors** (36) 9'X10' dock-high doors; equipped with vision panels, bumpers, and 35,000 lb. Rite-Hite mechanical dock levelers

**Drive-In Doors** (2) 12'X14' drive-in doors

**Sprinklers** ESFR fire sprinklers (Class I-IV commodities)

**Electrical** 3,000 AMP, 480/277V electrical service

**Clear Height** 32' clear ceiling height increasing to 36'6"

- Class A Industrial
- Freeze protection heating
- Located in Jetplex Industrial Park
- Adjacent to the International Intermodal Center and Huntsville International Airport
- 7" concrete floor slab with 4" sub-base



- 45 mil TPO roof
- Clerestory windows for natural light
- Hooded up-blast fans to provide two (2) air exchanges per hour
- 1,160' x 300' building dimensions
- 54' x 48' typical column spacing with 60' speed bay
- Additional trailer and auto parking available per proposal

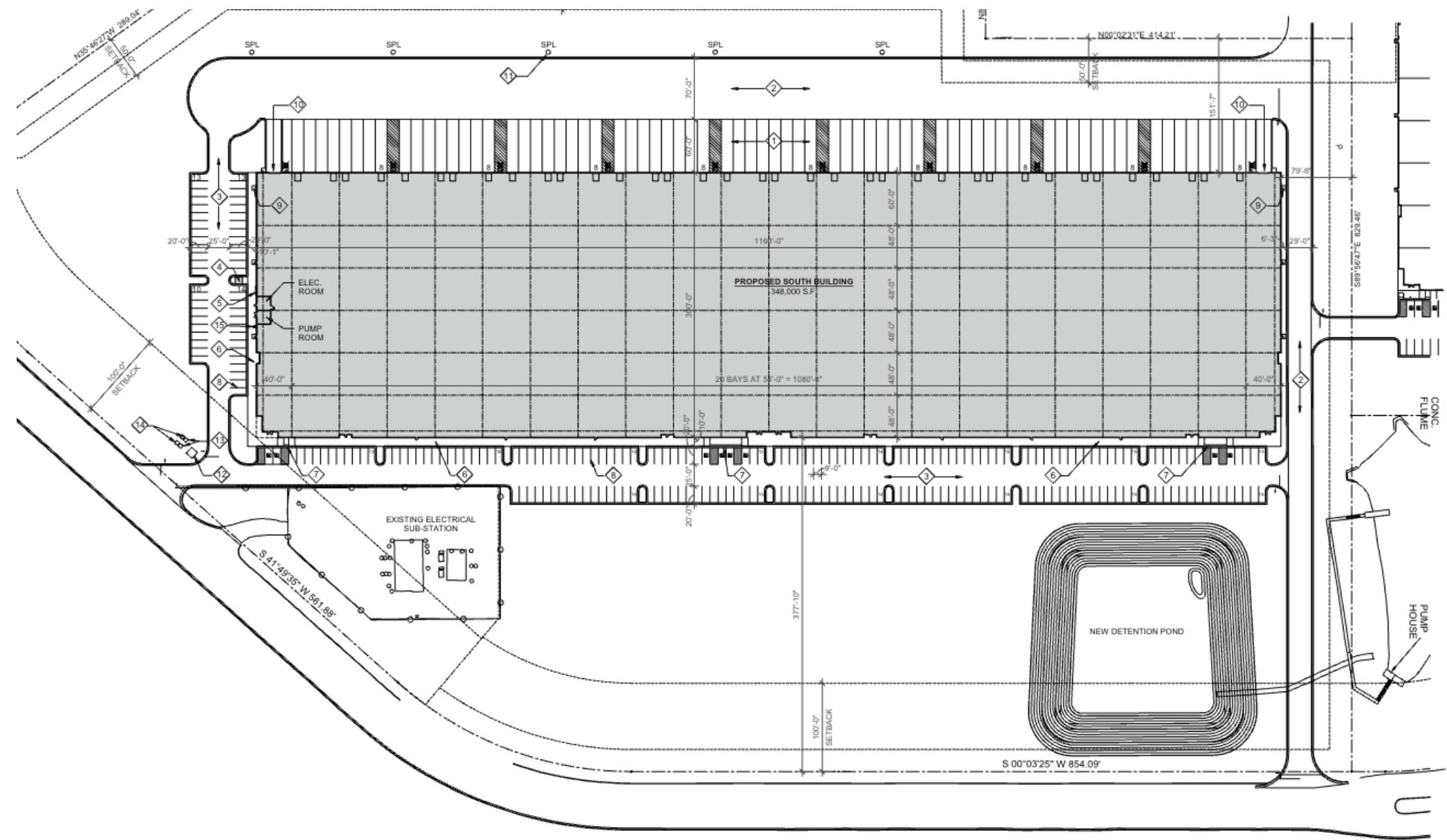
# AUTOMOTIVE ASSEMBLY MAP



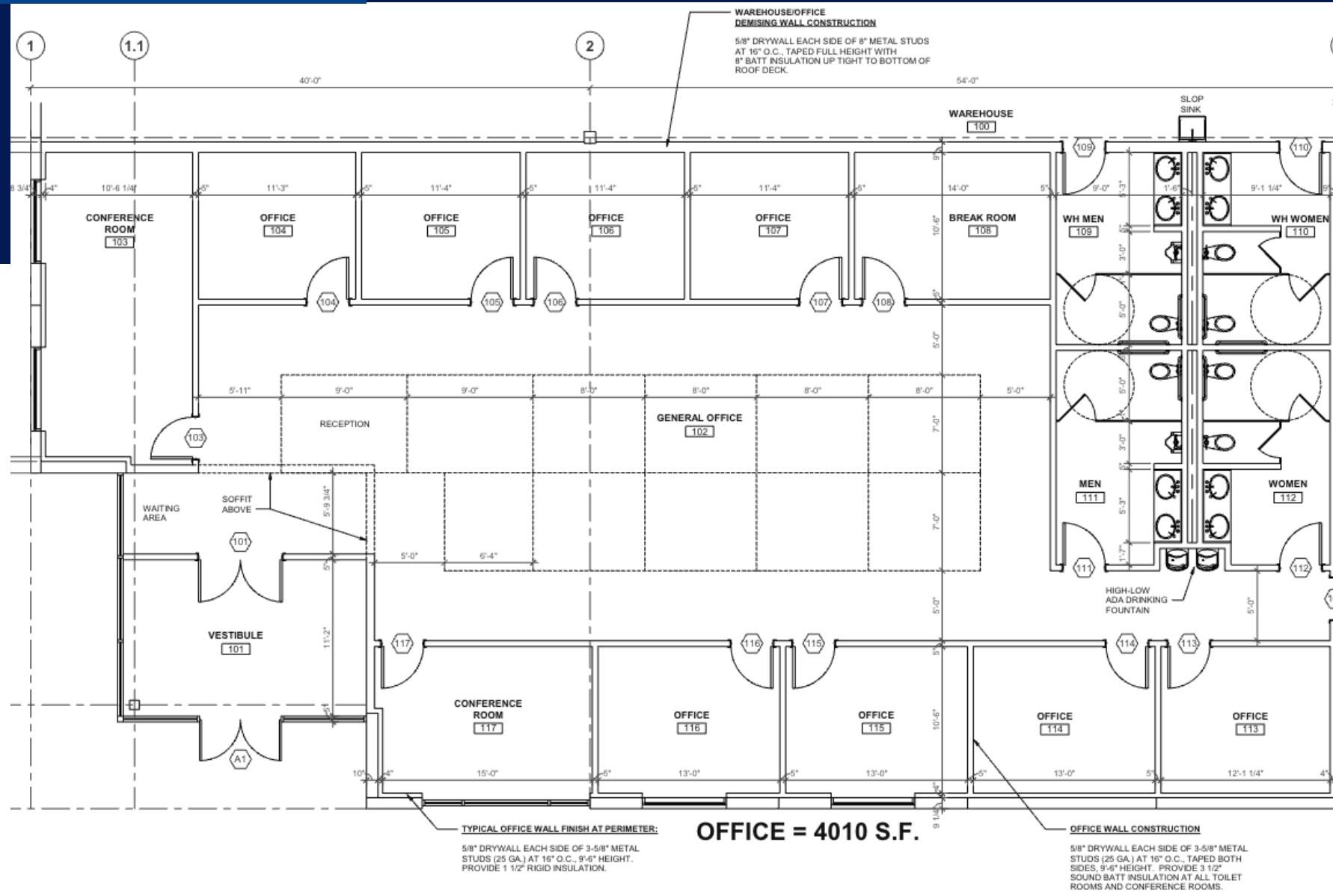
# 25 & 50 MILE RADIUS MAP



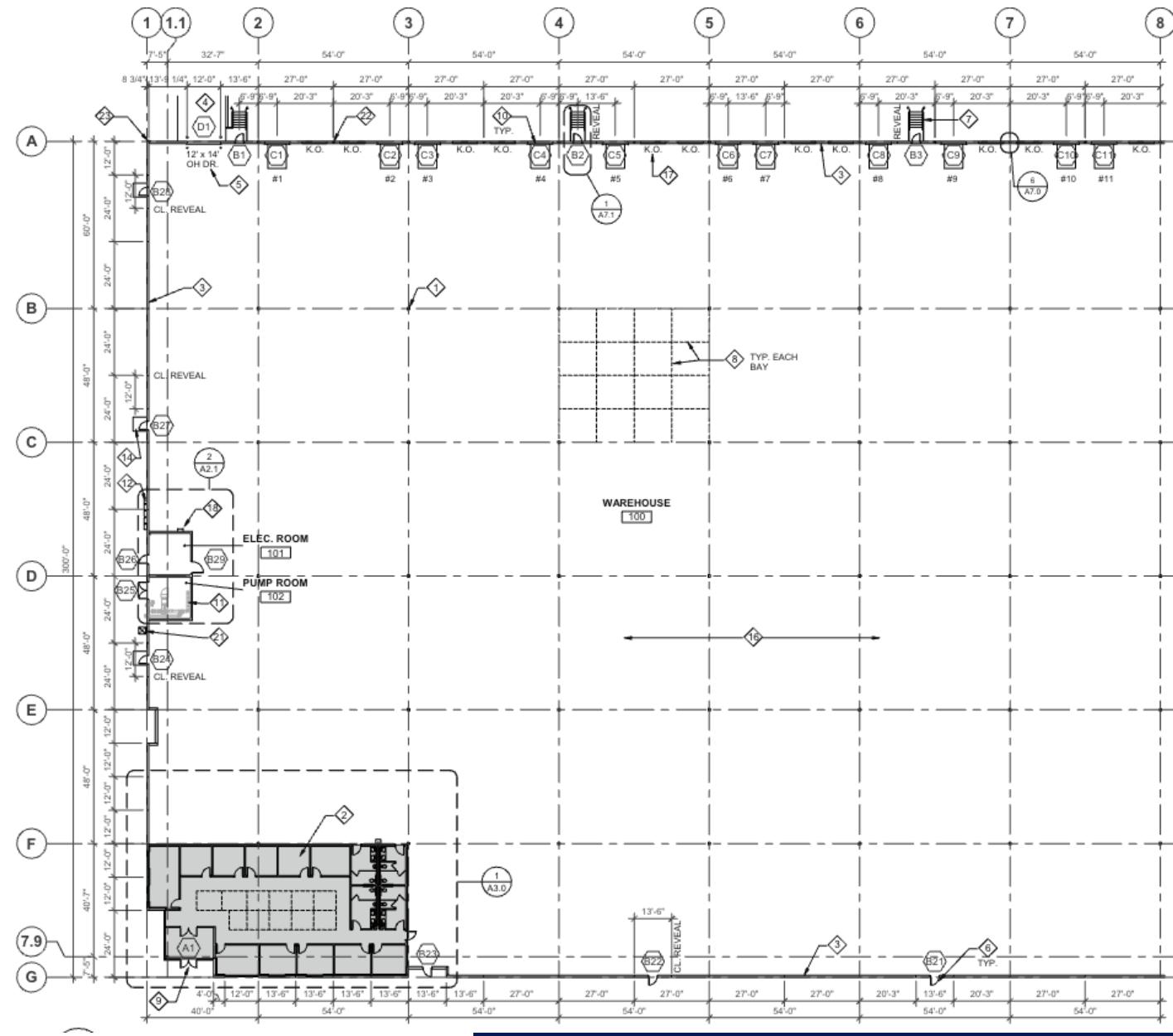
# SITE PLAN



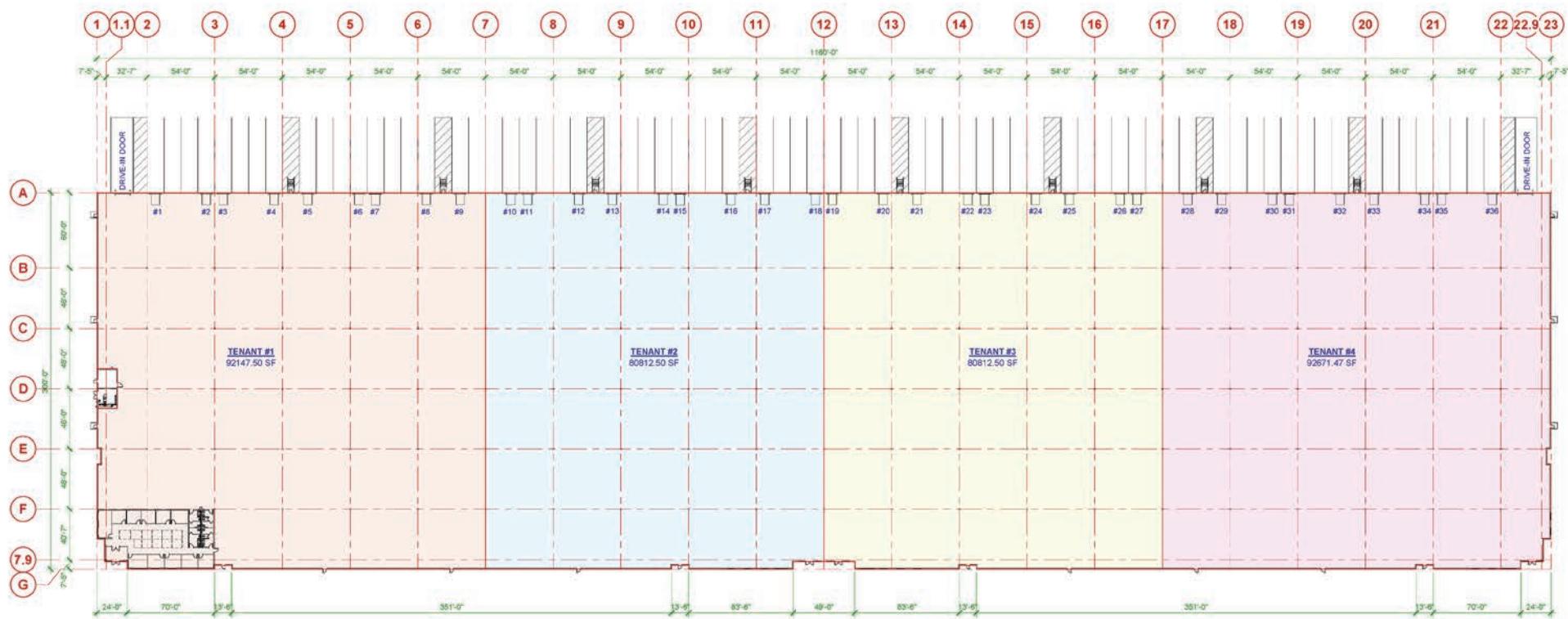
# SPEC OFFICE PLAN



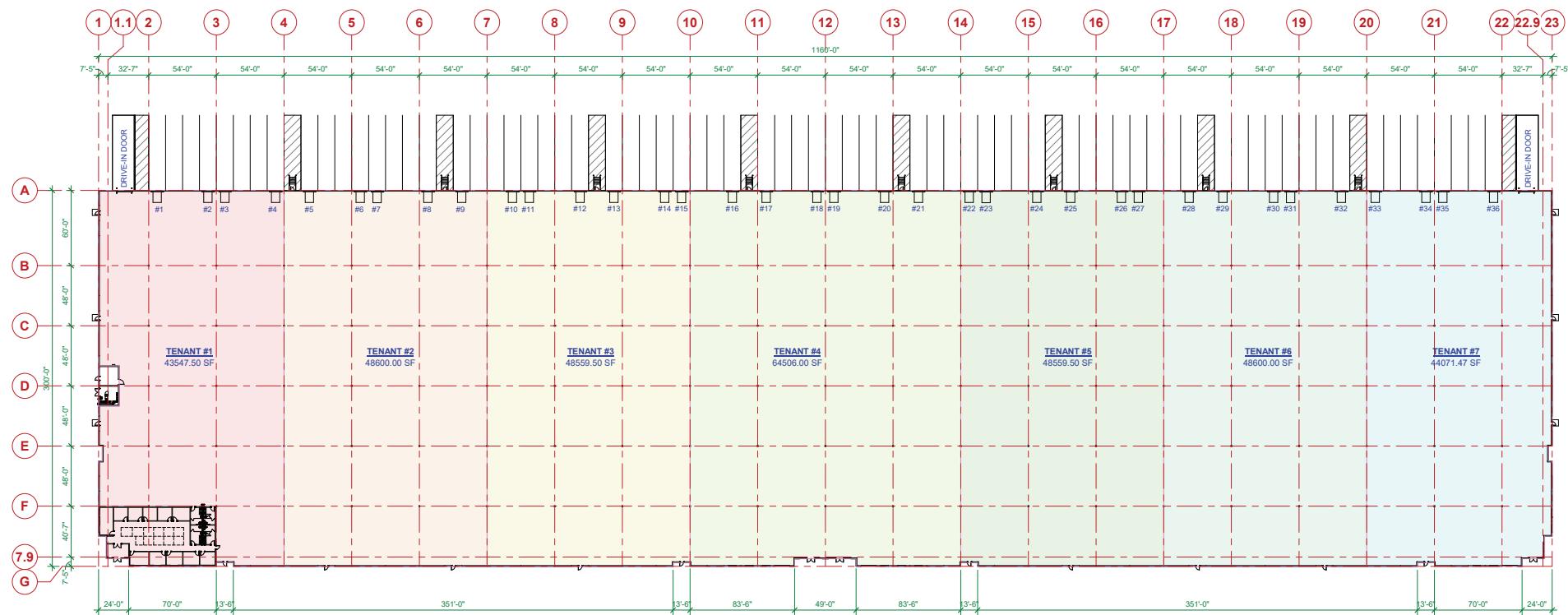
# **FLOOR PLAN WITH SPEC OFFICE**



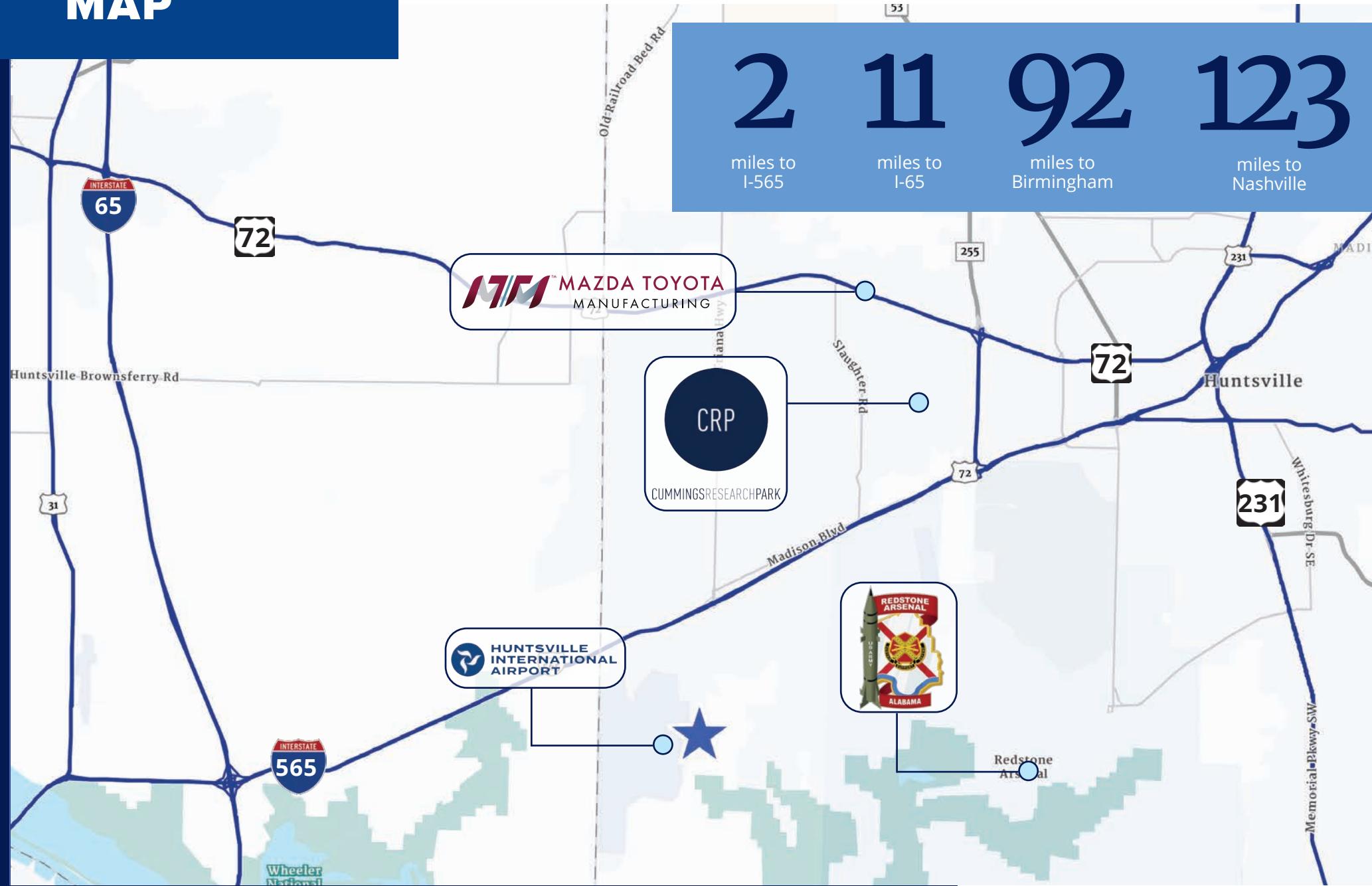
# POTENTIAL DEMISING SPLIT



# POTENTIAL DEMISING SPLIT



# LOCATION MAP



# AREA MAP



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