

\*Conceptual rendering.

**TRIAD**  
PROPERTIES



## THREE 8,000 SF BUILD-TO-SUIT INDUSTRIAL/FLEX BUILDINGS

**925 CLEVELAND AVENUE**  
**HUNTSVILLE, AL 35801**

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# PROPERTY OVERVIEW

Triad Properties is pleased to present a premier build-to-suit opportunity located in the heart of Downtown Huntsville, AL. This development features three proposed industrial buildings, each offering approximately 8,000 square feet of flexible space, ideal for a variety of industrial users.

Strategically positioned near the city center, this site offers exceptional access to major transportation routes, including Interstate 565 and Highway 431, ensuring seamless connectivity for distribution, logistics, and manufacturing operations.

Set within one of Huntsville’s most rapidly growing business districts, this location is surrounded by a vibrant mix of hotels, restaurants, entertainment venues, and cultural attractions.

## Key Highlights:

- Three 8,000 SF Build-to-Suit Industrial Buildings
- Excellent Accessibility to I-565 and Hwy 431
- Brand-New Construction tailored to tenant needs
- Ideal for distribution, light manufacturing, and industrial services most dynamic markets

# GENERAL INFORMATION

PROPERTY TYPE	INDUSTRIAL
ZONING	C3 - GENERAL BUSINESS DISTRICT
SIZE	BUILD-TO-SUIT

# TRANSPORTATION

NEAREST INTERSTATE	I-565
NEAREST HIGHWAY	US 231/431
CUMMINGS RESEARCH PARK	7 MI
REDSTONE ARSENAL	5 MI

# DEMOGRAPHICS

	1 MI	5 MI	10 MI
POPULATION	8,349	125,774	311,578
HOUSEHOLDS	3,649	54,168	130,294
AVG. INCOME	\$76,726	\$83,440	\$115,509

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## PROPERTY PHOTOS

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# 925 CLEVELAND AVENUE

HUNTSVILLE, AL 35801



## PROPOSED SITE LAYOUT

*The image below depicts an example of how the future site could be developed. It does not reflect the final plans/design. The owner is willing to change the proposed buildings and layout to suit the needs of a possible user.*





**FOR MORE INFORMATION:**

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