



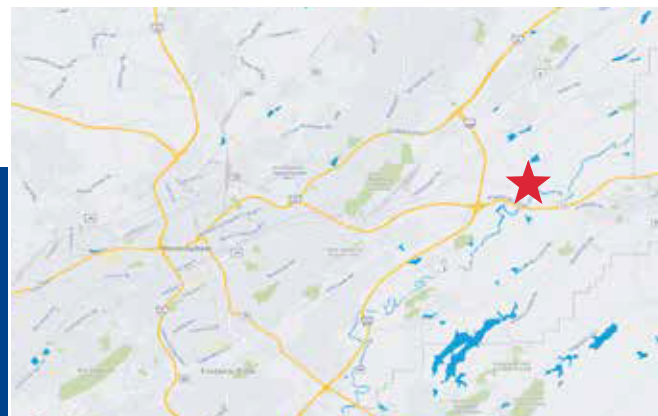
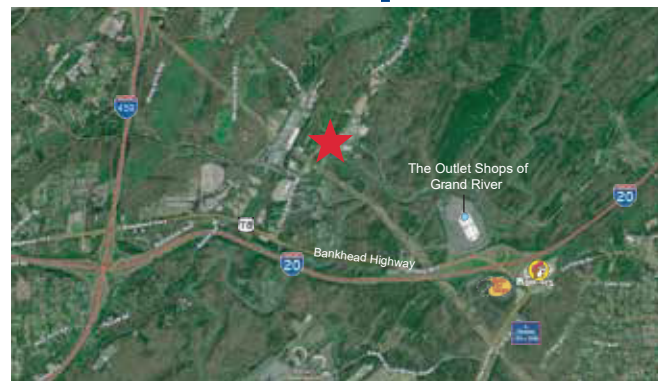
# For Lease

## 7,058 - 14,116 Flex/Office Space

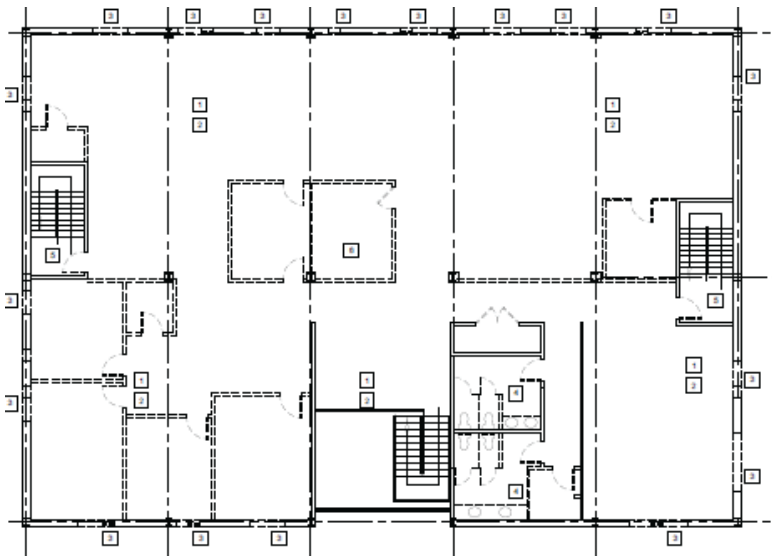
Remodel to Suit Available

1901 Floyd Bradford Road  
Trussville AL 35173

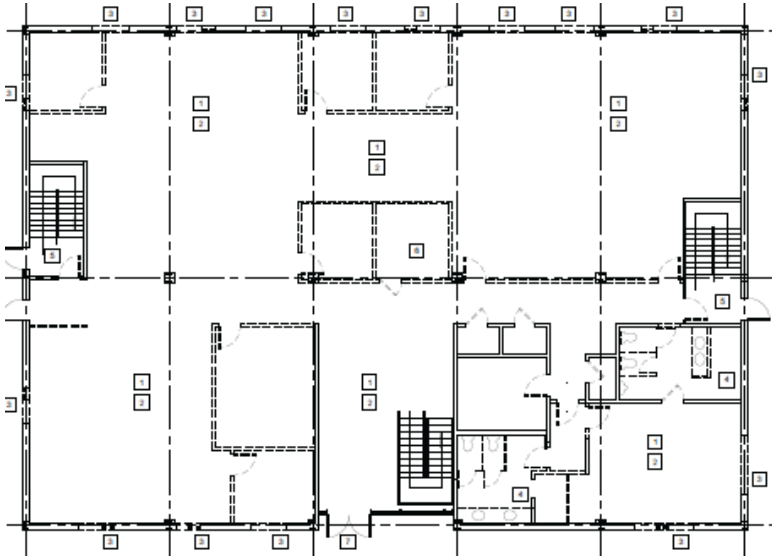
Two (2) Story Building (7058 SF on each floor)  
Nearby access to I-459, I-20 and I-59  
Approx. 1/2 acre yard area  
Sixty Six (66) parking spaces (not including yard)  
3- Phase Electric  
Full building generator backup power



# 205.420.2815



Present Configuration Floor 2



Present Configuration Floor 1

### Flex Space Consideration/Light Manufacturing

The 1st floor is constructed on a concrete slab. The second floor is poured reinforced concrete. Ceiling heights are 8' dropped ceilings with troffer lighting. Both floors are supported with 4 center columns. All other offices are non load bearing.

3 Phase electric. Complete building deisel generator.

Proposed 8' x 8' insulated loading door.

Zoned I-3, Planned Manufacturing District

66 Car Parking plus 1/2 Acre Gravel Yard



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