

UAB Parking Deck—Ground Floor Retail Birmingham, AL 35233

“3,743 SF Restaurant Space Available Heart of the UAB Medical District”

Space for Lease

1801 4th Ave South
Birmingham, AL 35233

Property Info

Potential Availability: Currently 100 % Leased
(3,743 sf Restaurant space available 11-1-25)

Total GLA:

Approximately 14,774 SF

Base Rental Rate: Call Agent For Pricing
NNN: \$7.10 psf

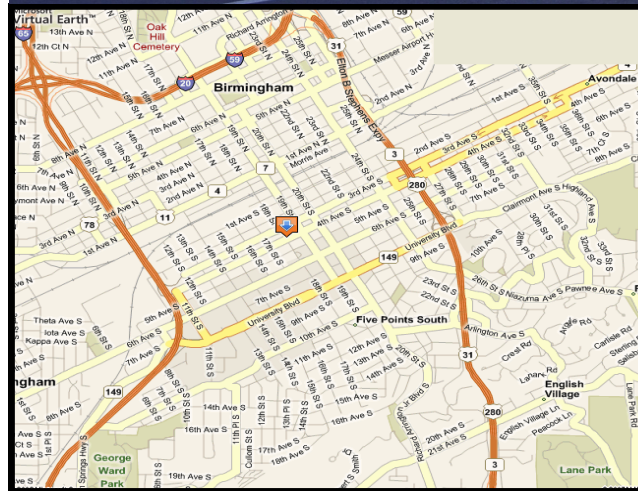
Current Tenants:

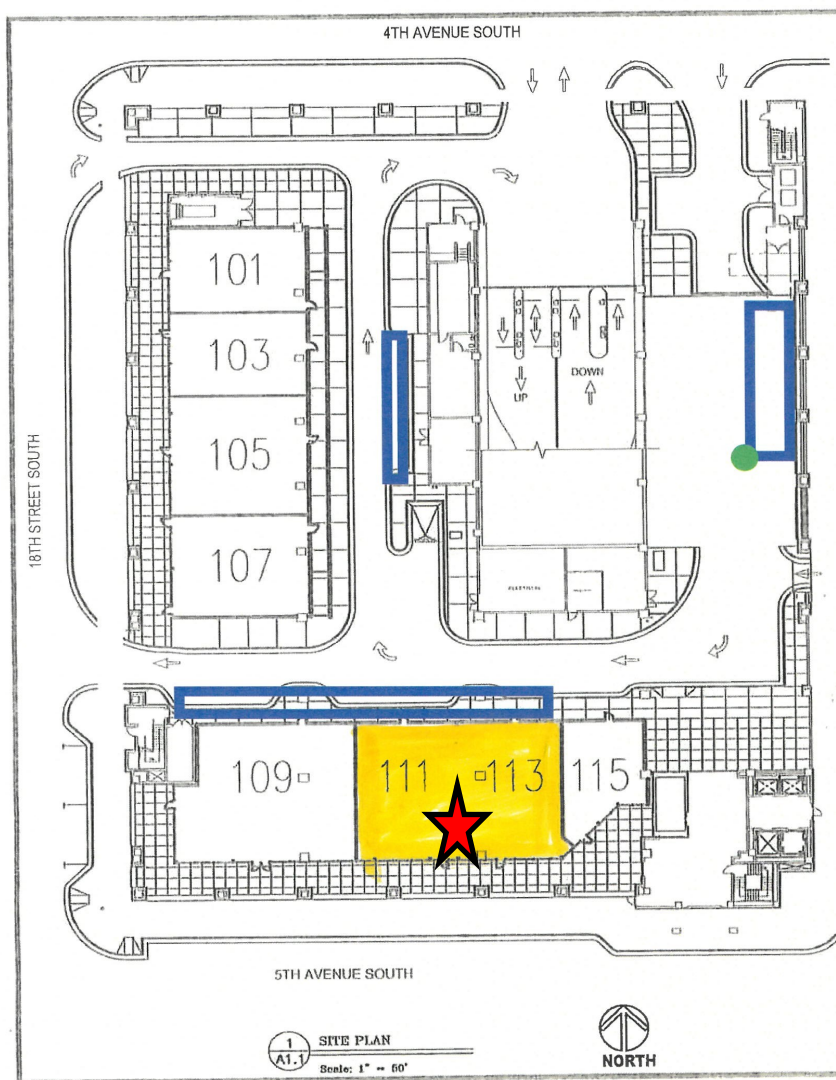
Moe’s Southwest Grill, Waffle House,
Traditions Chicken, China Master, Sitar
Indian & Wayback Burger’s & Fries



www.engelrealty.com

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LEGEND

SPACE	TENANT	SQ.FT.
101	China Master	1,516
103	G-Dogs	1,500
105	Waffle House	2,116
107	Guthries	1,800
109	Available	3,000
111 & 113	McAlister's Deli	3,742
115	Iberia Bank	1,100
Total		14,774

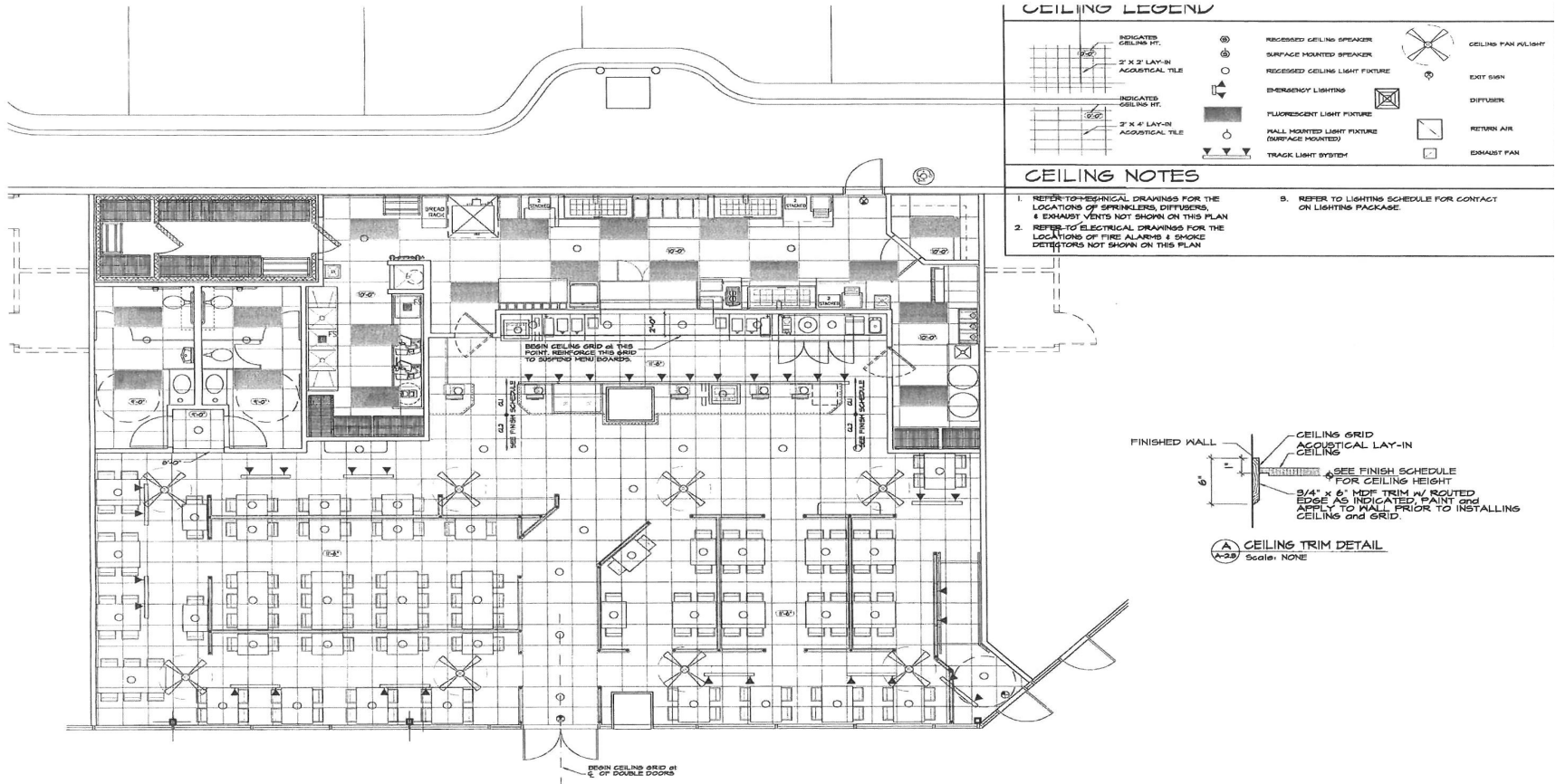
30 Minute Loading/Unloading Zone

● Cone/Sign Indicating outside corner of loading zone (area will be re-striped after determination of appropriate size of zone). DO NOT LEAVE ANY PART OF VEHICLE OUTSIDE ZONE

All other curbs/driveways/sidewalks are NO PARKING/TOW AWAY ZONES
Full-Day Parking is Available Across 18th Street. See Kwento, deck manager, for details

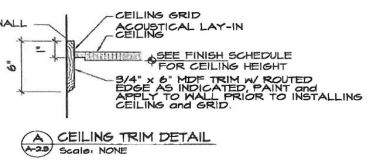
TITLE: SITE PLAN	PROJECT: 30900
SCALE: 1" = 50'	DATE: 05 JAN 05 SHEET: A1
COMMERCIAL-BUILD-OUT ENGEL, REALTY BIRMINGHAM, ALABAMA	

3,743 SF Existing Floor Plan



CEILING LEGEND			
INDICATES CEILING HT.	RECESSED CEILING SPEAKER	CEILING FAN (LIGHT)	
2' X 2' LAY-IN ACOUSTICAL TILE	SURFACE MOUNTED SPEAKER	EXIT SIGN	
INDICATES CEILING HT.	RECESSED CEILING LIGHT FIXTURE	DIFFUSER	
2' X 4' LAY-IN ACOUSTICAL TILE	EMERGENCY LIGHTING	RETURN AIR	
	FLUORESCENT LIGHT FIXTURE	EXHAUST FAN	
	WALL MOUNTED LIGHT FIXTURE (MESSAGE INDICATED)		
	TRACK LIGHT SYSTEM		

- CEILING NOTES**
- REFER TO MECHANICAL DRAWINGS FOR THE LOCATIONS OF SPRINKLERS, DIFFUSERS, & EXHAUST VENTS NOT SHOWN ON THIS PLAN
 - REFER TO ELECTRICAL DRAWINGS FOR THE LOCATIONS OF FIRE ALARMS & SMOKE DETECTORS NOT SHOWN ON THIS PLAN
- B. REFER TO LIGHTING SCHEDULE FOR CONTACT ON LIGHTING PACKAGE.



REFLECTED CEILING PLAN
Scale: 1/4"=1'-0"

