

**FOR LEASE**

## LYON LANE DISTRIBUTION FACILITY

250-A Lyon Lane  
Birmingham, AL 35211

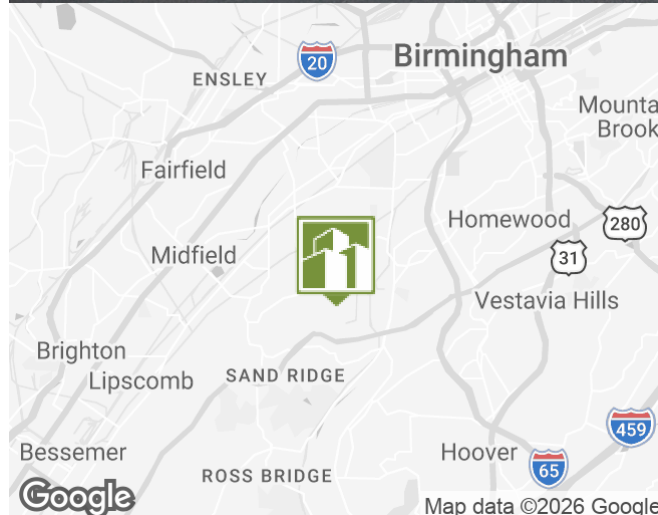
**SUITE 250-A** 48,000 SF includes 6,600 SF office

**BUILDING SIZE** 61,200 SF Total

**LEASE RATE:** \$7.50 SF, NNN

### PROPERTY HIGHLIGHTS

- 17 dock-high doors
- 1 grade-level door
- 22' clear height
- ESFR sprinkler system
- Dock levelers in place
- Large truck court
- Facility in excellent overall condition
- Conveniently located in the Oxmoor submarket
- End-cap suite
- Part of a ±192,007 SF multi-tenant industrial complex
- Great access to I-65 via West Oxmoor Road(Exit 256) and Lakeshore Boulevard(Exit 255)



*Information deemed reliable; not guaranteed.*

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SITE MAP

