



## Port-Access Industrial Terminal with IOS Yard

543 S Craft Hwy, Mobile, AL 36610



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## Port-Access Industrial Terminal with IOS Yard

\$5.14 /SF/YR

This ±17,500 SF industrial facility located at 543 S Craft Highway, Mobile, AL offers a rare combination of warehouse, office, and secured outdoor storage (IOS) in one highly accessible site. The building includes approximately 1,500 SF of office space and 16,000 SF of warehouse, providing a flexible layout suitable for logistics, distribution, contractors, and port-related users. The property is complemented by a ±1-acre fenced IOS storage yard, ideal for truck parking, container storage, equipment staging, or fleet operations. The building features four dock-high loading doors, one drive-in ramp, and a 14-foot clear height, enabling efficient loading, unloading, and material handling. Zoned I-1 Industrial, the site supports a wide range of industrial...

- 17,500 SF warehouse with office, docks & drive-in
- 1-acre fenced IOS yard for trucks & containers
- Minutes to I-10, I-65, and the Port of Mobile



Rental Rate: \$5.14 /SF/YR

Property Type: Industrial

Property Subtype: Warehouse

Rentable Building Area: 17,500 SF

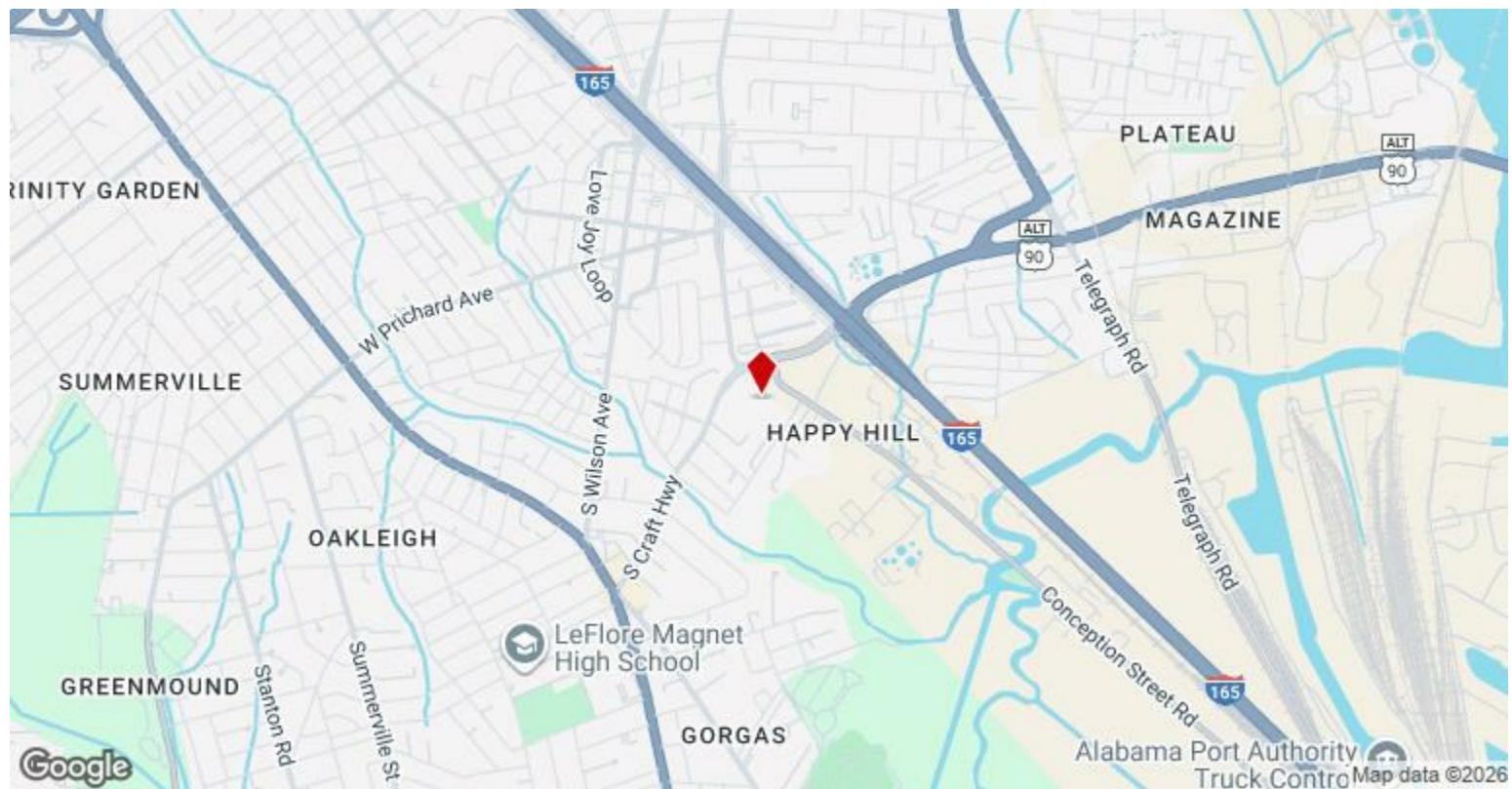
Year Built: 1970

Rental Rate Mo: \$0.43 /SF/MO

## 1st Floor

1

|                 |                  |   |
|-----------------|------------------|---|
| Space Available | 17,500 SF        | This ±17,500 SF industrial facility located at 543 S Craft Highway, Mobile, AL offers a rare combination of warehouse, office, and secured outdoor storage (IOS) in one highly accessible site. The building includes approximately 1,500 SF of office space and 16,000 SF of warehouse, providing a flexible layout suitable for logistics, distribution, contractors, and port-related users. The property is complemented by a ±1-acre fenced IOS storage yard, ideal for truck parking, container storage, equipment staging, or fleet operations. The building features four dock-high loading doors, one drive-in ramp, and a 14-foot clear height, enabling efficient loading, unloading, and material handling. Zoned I-1 Industrial, the site supports a wide range of industrial and logistics uses. Its strategic location offers immediate access to I-10, I-65, and I-165, and is just minutes from the Port of Mobile and container terminals. All major utilities are available on site. Offered for lease at \$7,500 per month (NNN), this property provides exceptional functionality, outdoor storage, and connectivity in one of Mobile's most active industrial corridors. FOR LEASING INFORMATION John David 251-605-3830 <a href="mailto:johndavid@topratedconsultants.com">johndavid@topratedconsultants.com</a> |
| Rental Rate     | \$5.14 /SF/YR    |   |
| Date Available  | Now              |   |
| Service Type    | Triple Net (NNN) |   |
| Office Size     | 1,500 SF         |   |
| Space Type      | Relet            |   |
| Space Use       | Industrial       |   |
| Lease Term      | 3 - 5 Years      |   |



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### FOR LEASING INFORMATION

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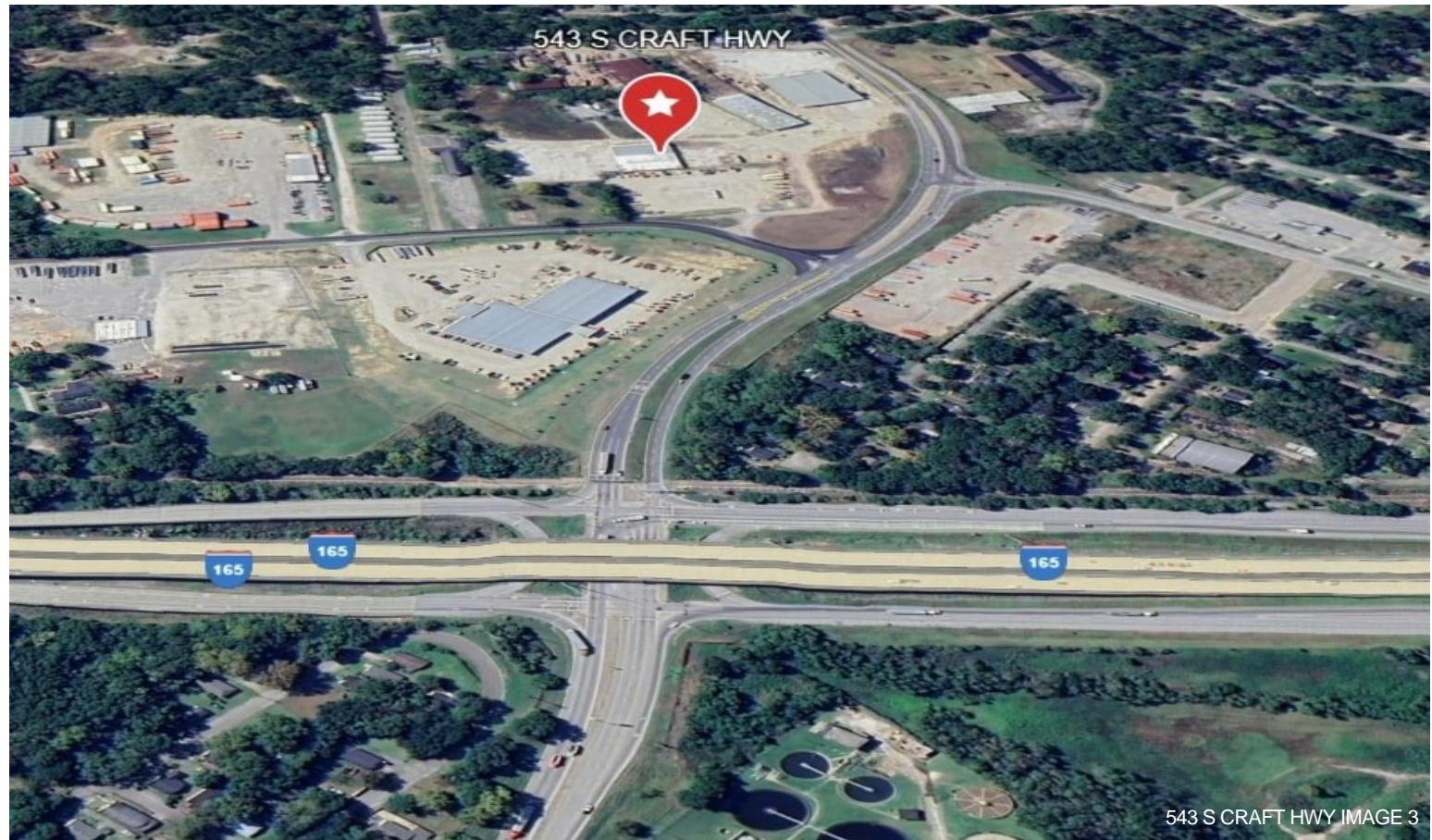
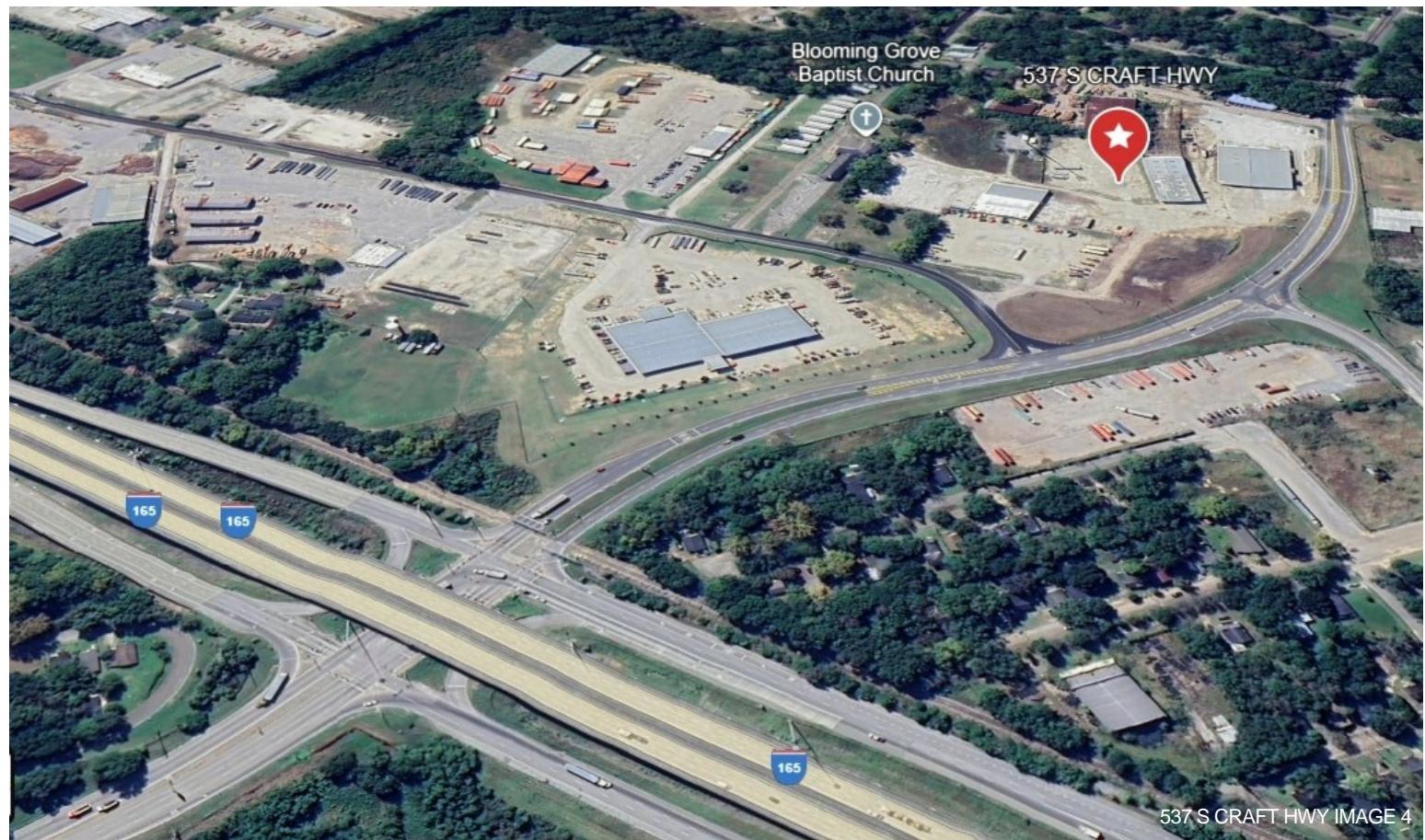
## Property Photos



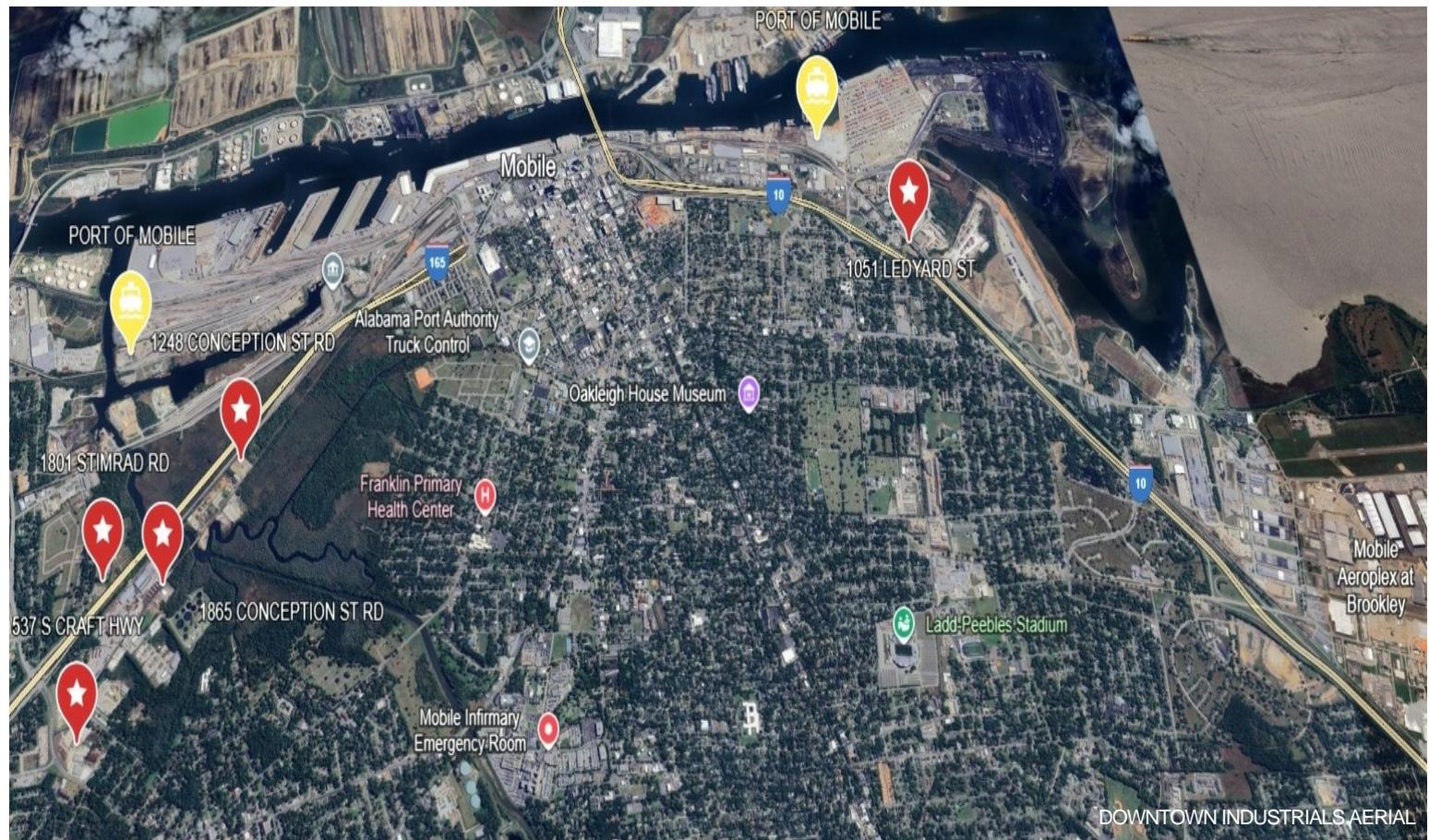
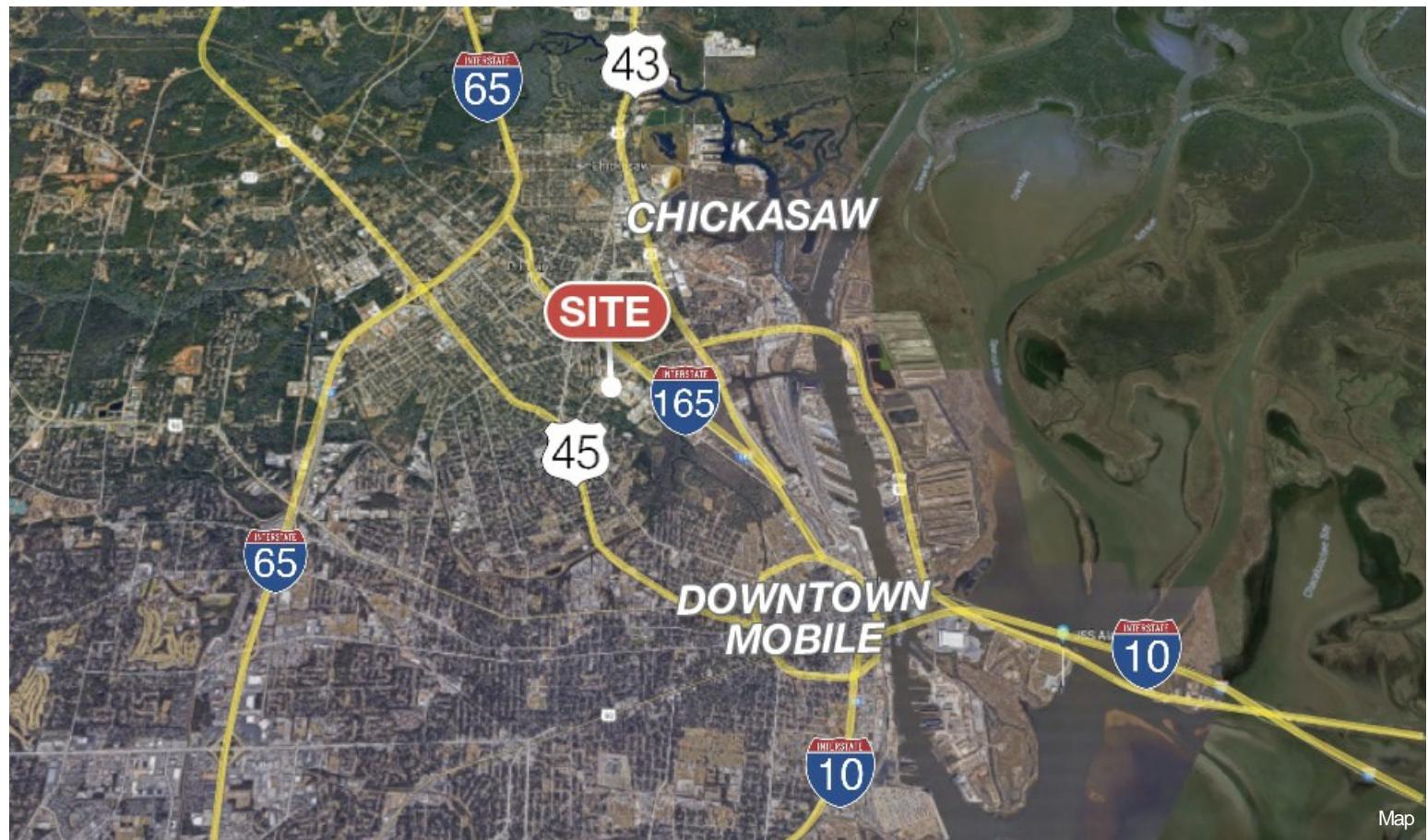
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