



For Lease

Patriot Center

2001 12th Avenue North | Birmingham AL

Highly accessible multi-tenant office building in walking distance to Uptown

Building Highlights:

- ±55,000 SF open floor plates that are easily configured for large users
- 3/1,000 SF surface and covered parking (free of charge)
- Located within 0.50 miles to the Uptown District with amenities including the BJCC Legacy Arena, Protective Life Stadium, TopGolf, and the Star Uptown (Birmingham’s planned \$300M+ multi-use development including a new amphitheater)
- Prime Accessibility - 2-minute drive to I-65, 3-minute drive to Elton B. Stephens Expressway, and 3-minute drive to I-20/59
- Incredible auditorium and conference room with 800 seats; the greatest seating capacity of any office building

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Lease Rate:

\$18.00/SF
Full Service

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Property Overview

Address	2001 12th Avenue North, Birmingham, AL 35234
Location	Downtown, CBD Submarket
Building Size	±600,000 SF
Surface & Covered Parking	1,928 Spaces (955 Covered); 3 Spaces/1,000 SF
Available Space	±350,000 SF (±55,000 Open Floor Plates)
Rental Rate	\$18.00/SF, Full Service

- Additional Building Features
- On-site property management and security in parking areas and building entrance
 - 3/1,000 SF surface and covered parking (free of charge)
 - Prime interstate access
 - Within walking distance to restaurants and entertainment in the Uptown District
 - 0.35 miles to City Hall

Location Highlights

