

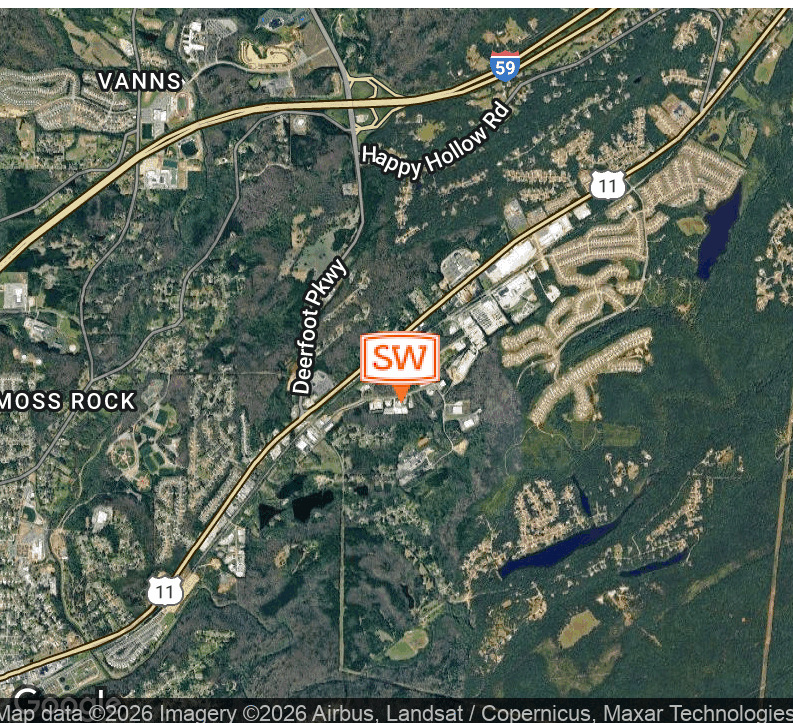
FOR LEASE

7630 Commerce Lane

Trussville, AL 35173



**SHANNON
WALTCHACK**



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OFFERING SUMMARY

Lease Rate:	\$11.00 SF/yr (NNN)
Available SF:	±6,080 SF
Building Size:	±11,000 SF

PROPERTY HIGHLIGHTS

- Conveniently located off Highway 11/Gadsden Highway, a major retail corridor in Trussville
- Minutes from the I-59/I-459 interchange, providing access to the greater Birmingham area
- High-end office finishes
- Ample parking
- Up to 22' clear heights with drive-in loading capabilities

BLAKE SCHAFFER **SETH BERRY, SIOR**
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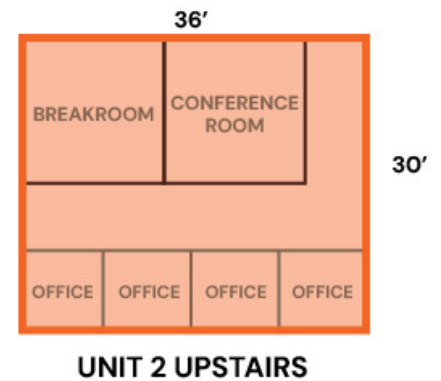
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7630 Commerce Lane



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