



TRIPP ALEXANDER, CCIM, SIOR
+1 205 552 4343
tripp.alexander@colliers.com

JOE AZAR, CCIM
+1 205 949 2692
joe.azar@colliers.com

1840 Remmington Trail // Huntsville, AL 35824

DEVELOPED BY:



4Q 2024 Delivery

**JETPLEX CORPORATE CENTER
SOUTH BUILDING**
FOR SALE OR LEASE

43,547 - 348,000 SF
Office/Warehouse/Production Space

PROPERTY HIGHLIGHTS

Location	1840 Remington Trail, Huntsville, AL 35824
Space Available	43,547 - 348,000 SF
Land	+/- 18 Acres
Office Space	4,010 SF; additional available as build-to-suit
Auto Parking	224 spaces
Construction	Concrete tilt-up
Dock Doors	(36) 9'X10' dock-high doors; equipped with vision panels, bumpers, and 35,000 lb. Rite-Hite mechanical dock levelers
Drive-In Doors	(2) 12'X14' drive-in doors
Sprinklers	ESFR fire sprinklers (Class I-IV commodities)
Electrical	3,000 AMP, 480/277V electrical service
Clear Height	32' clear ceiling height increasing to 36'6"

Additional Details

- Class A Industrial
- Freeze protection heating
- Located in Jetplex Industrial Park
- Adjacent to the International Intermodal Center and Huntsville International Airport
- Adjacent South 348,000 SF building also available
- 7" concrete floor slab with 4" sub-base
- 45 mil TPO roof
- Clerestory windows for natural light
- Hooded up-blast fans to provide two (2) air exchanges per hour
- 1,160' x 300' building dimensions
- 54' x 48' typical column spacing with 60' speed bay
- Additional trailer and auto parking available per proposal



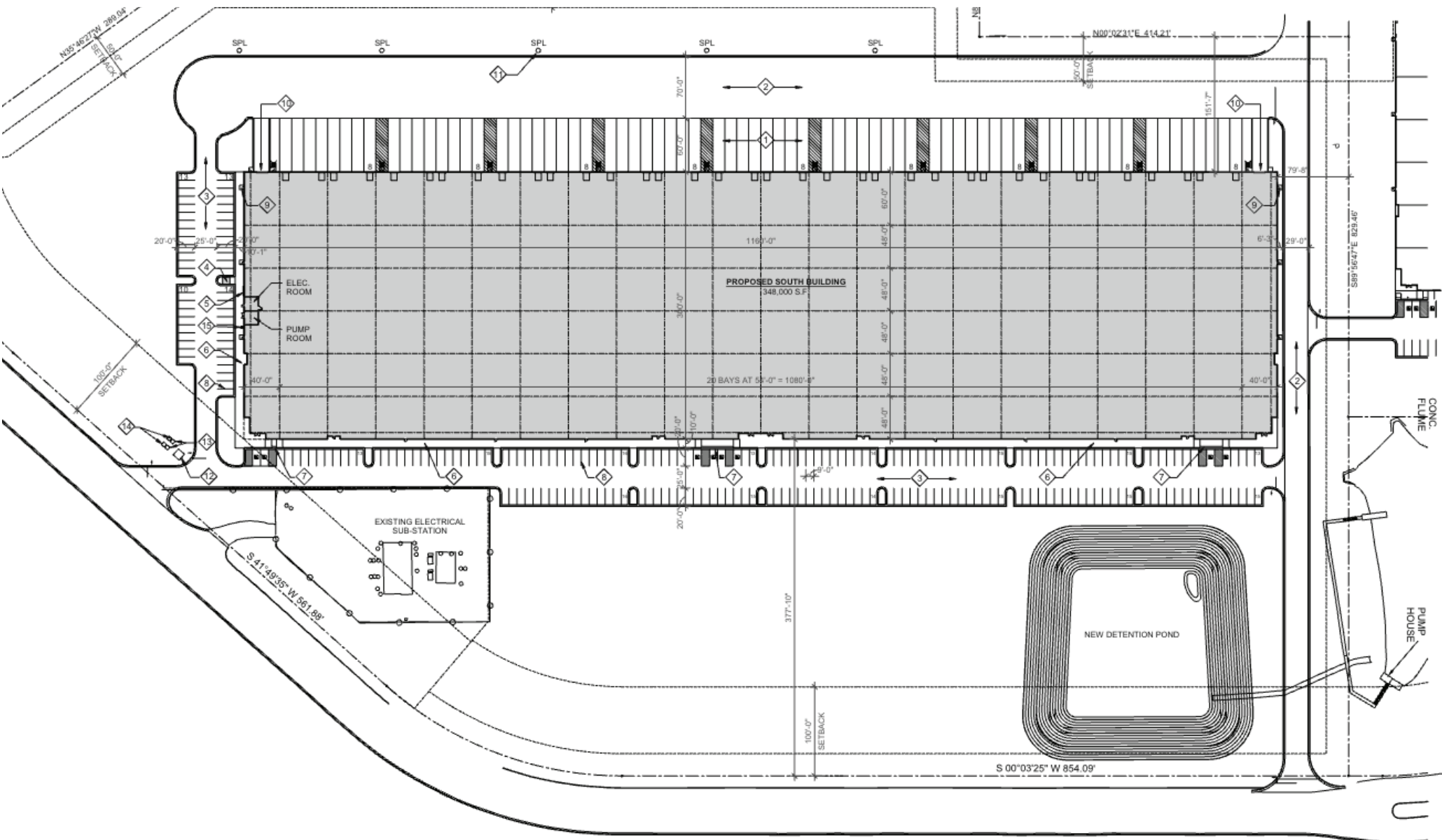
AUTOMOTIVE ASSEMBLY MAP



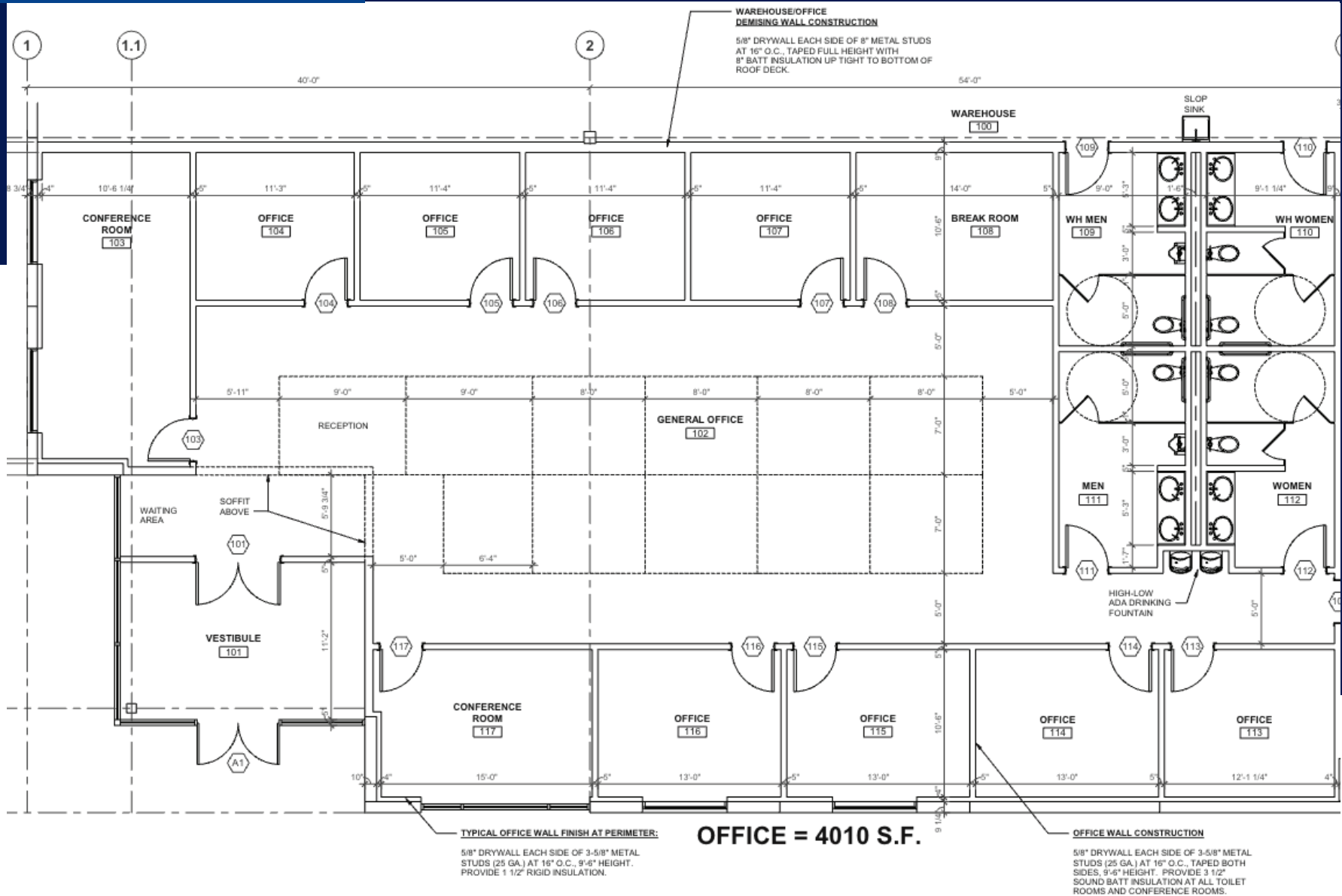
25 & 50 MILE RADIUS MAP



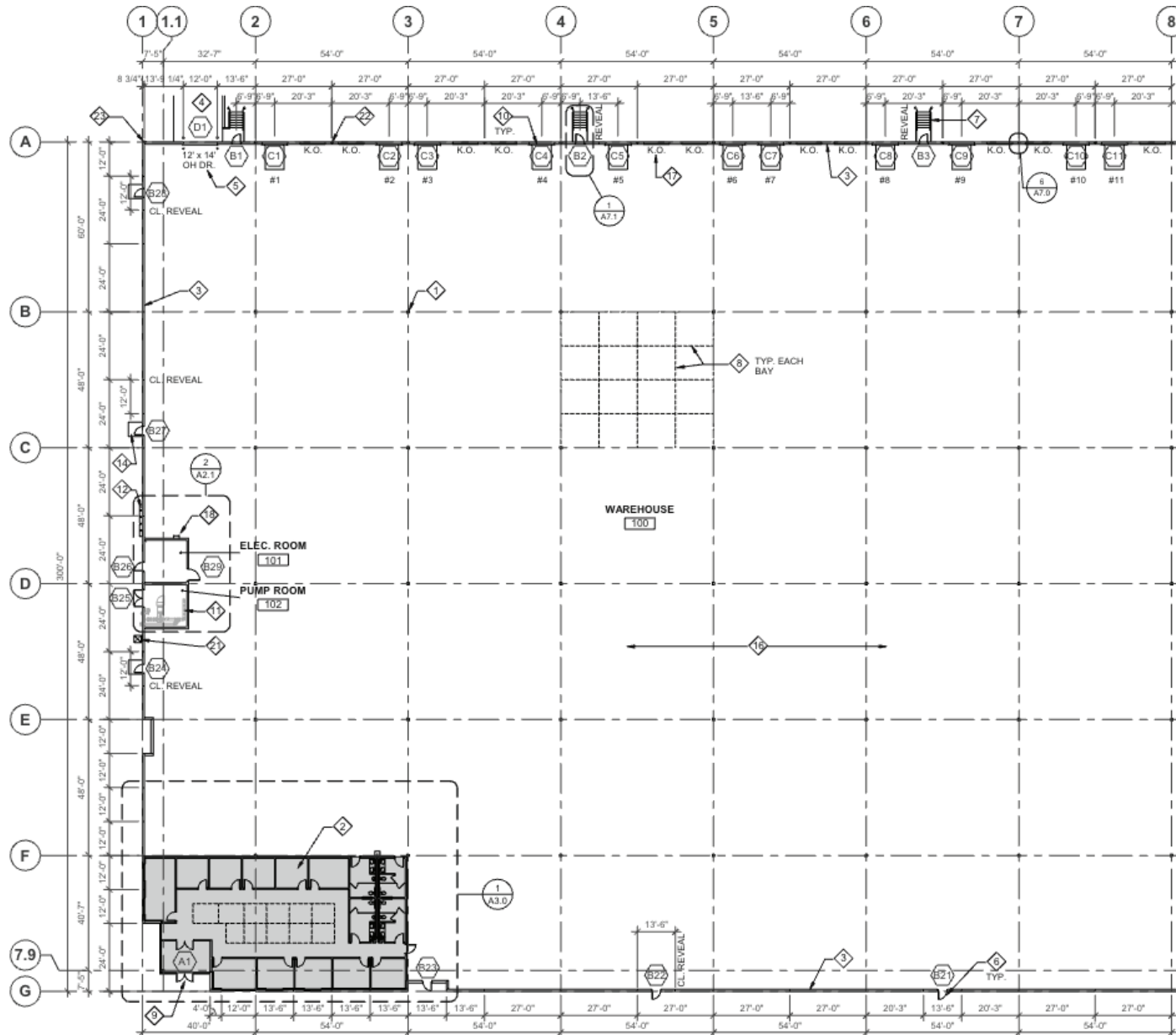
SITE PLAN



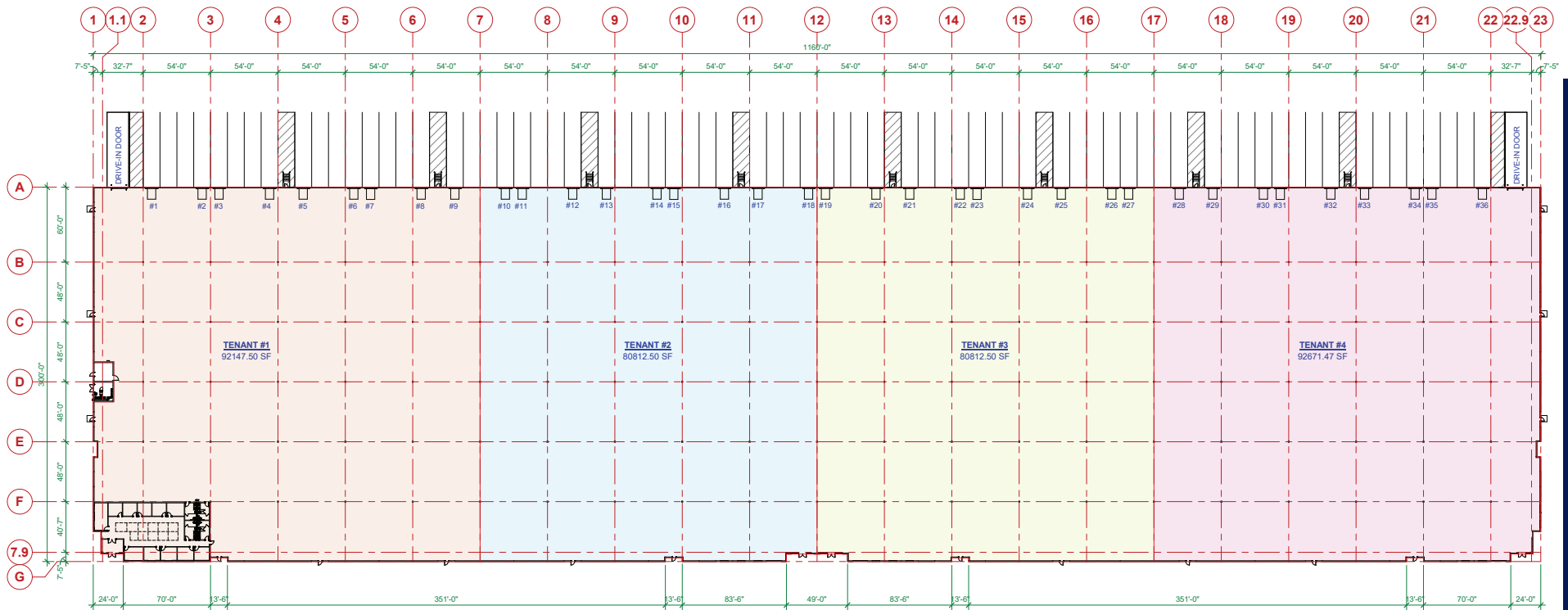
SPEC OFFICE PLAN



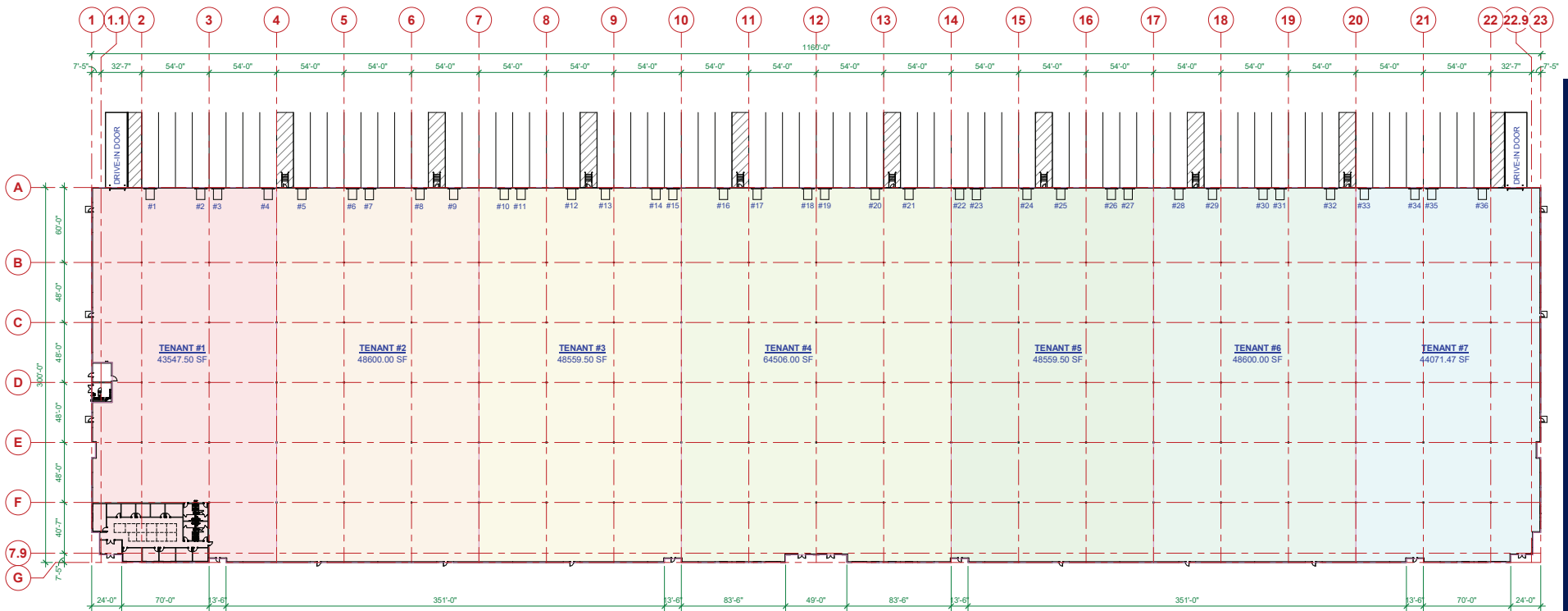
FLOOR PLAN WITH SPEC OFFICE



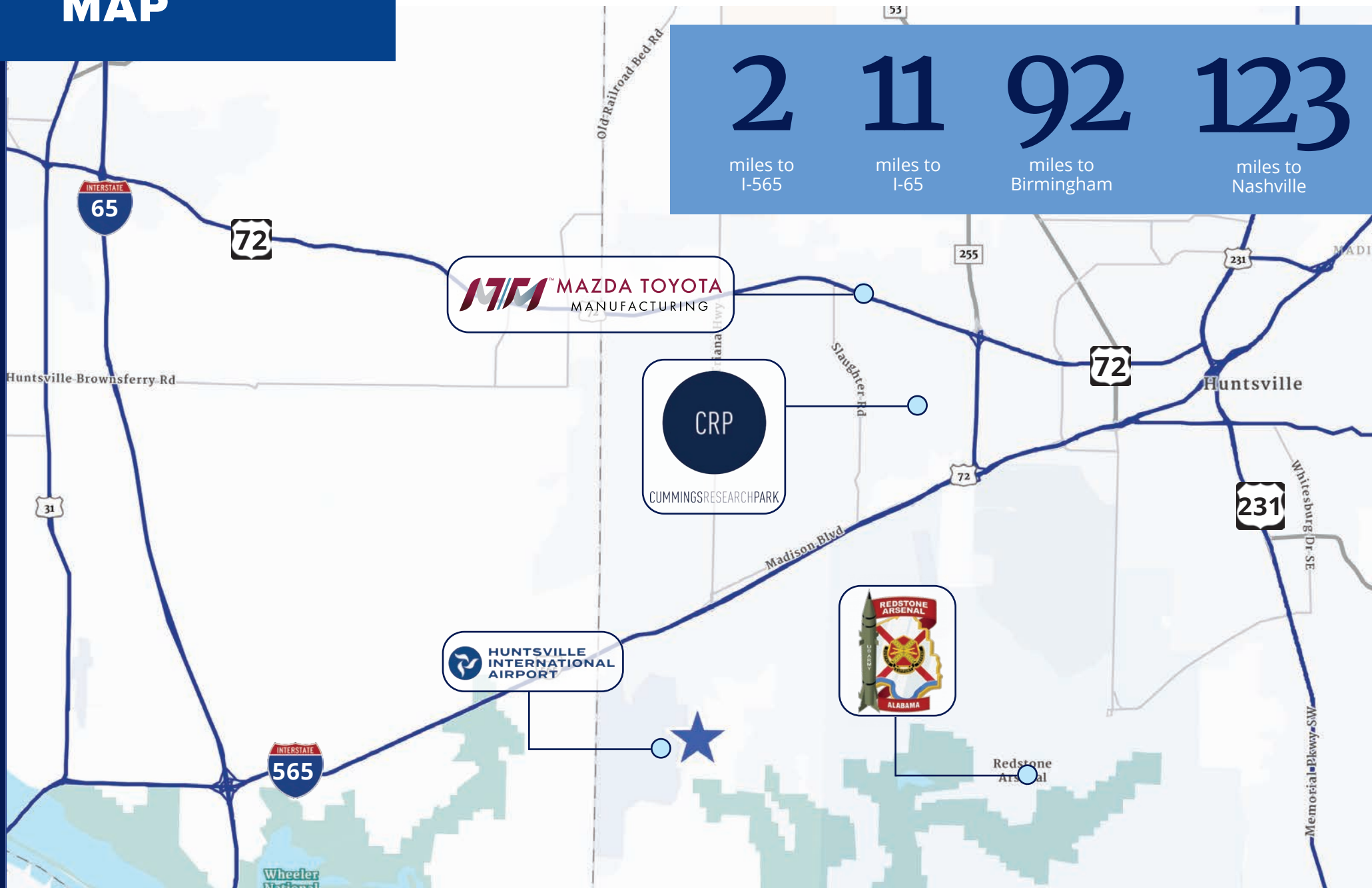
POTENTIAL DEMISING SPLIT



POTENTIAL DEMISING SPLIT



LOCATION MAP



2

miles to
I-565

11

miles to
I-65

92

miles to
Birmingham

123

miles to
Nashville

AREA MAP



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Colliers | Alabama
880 Montclair Road, Suite 250
Birmingham, AL 35213
+1 205 445 0955 main
colliers.com