



JOHN STANLEY
&
ASSOCIATES

COMMERCIAL REAL ESTATE



HALCYON POINTE - Building I
7515 Halcyon Summit Drive
Montgomery, AL 36117

FOR LEASE

Available Space:

- **± 1,761 RSF**
 - Suite 107: ± 1,265 RSF**
 - Suite 311: ± 496 RSF**
- **\$21/RSF (FULL SERVICE RATE)**
- **LEASE TERM: FIVE (5) YEAR MINIMUM**
- **TENANT IMPROVEMENTS: NEGOTIABLE**
- **OCCUPANCY: IMMEDIATE**
- **PARKING: ON-SITE**

Halcyon Pointe, Building I, a Class “A” Office Building is developed on a wooded 15.5 acres site, with convenient access to Taylor Road & I-85 (Exit 9), Montgomery, AL. Current tenants include Home Builders Association of Alabama, Morgan Stanley Smith Barney, Alabama Tax Tribunal, Progressive Insurance, Johnson & Johnson Insurance, BXS Insurance, Inc. and Volkert, Inc. Contact John Stanley, CCIM, for more information at (334) 271-2475. **SHOWN BY APPOINTMENT ONLY.**

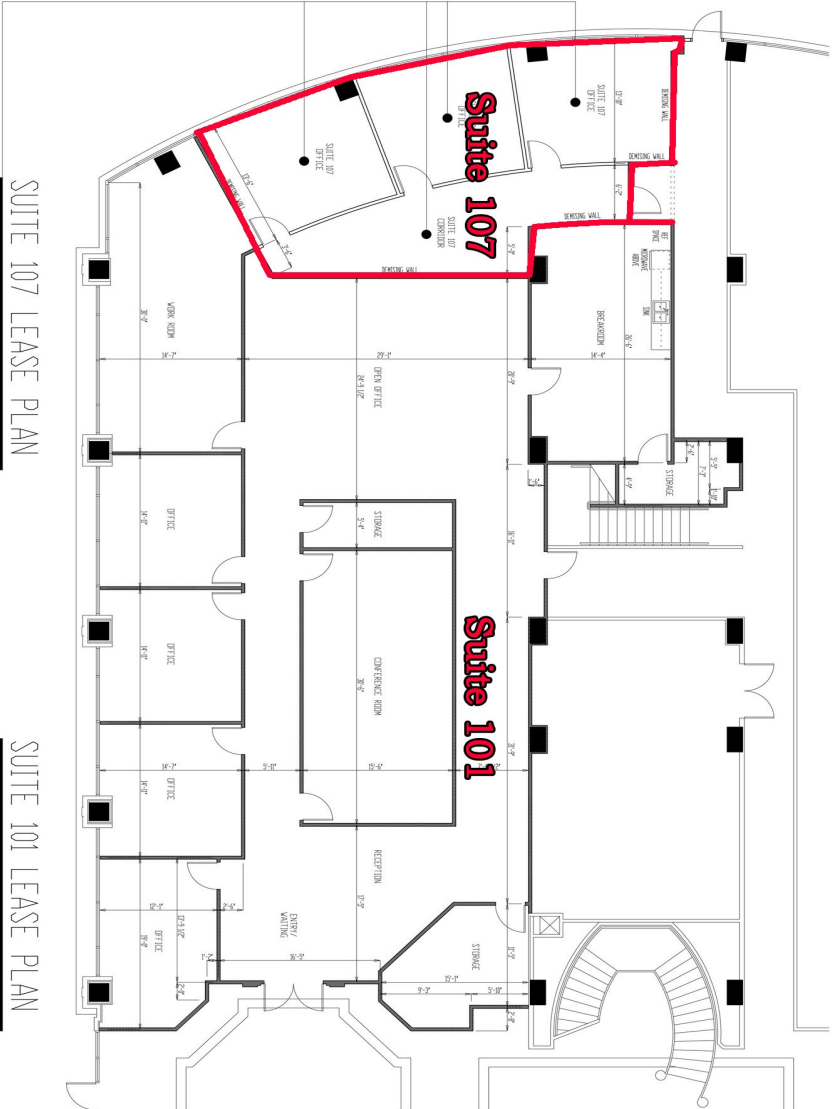
Contact:

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All information is from sources deemed reliable, but no warranty is made as to the accuracy thereof and same is submitted subject to errors, omissions, change of price, or other conditions, such as prior sales or withdrawal without notice by John Stanley & Associates, Inc. or the Owner.



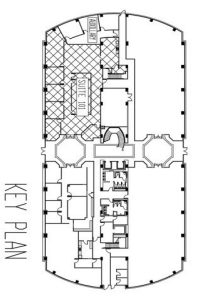


SUITE 107 LEASE PLAN

SCALE: 3/16" = 1'-0"
 USABLE SQUARE FOOTAGE: 1,096 SF
 RENTABLE SQUARE FOOTAGE: 1,269 SF

SUITE 101 LEASE PLAN

SCALE: 3/16" = 1'-0"
 USABLE SQUARE FOOTAGE: 4,162 SF
 RENTABLE SQUARE FOOTAGE: 4,604 SF



KEY PLAN

HALCYON POINTE I TENANT SPACE 101

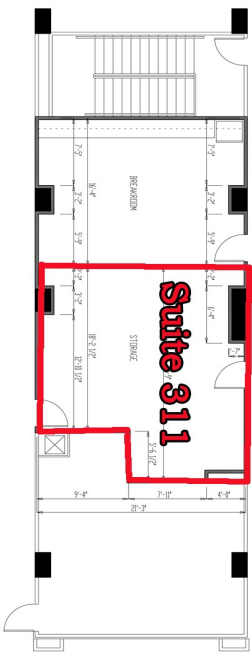
7515 HALCYON SUMMIT DRIVE
 MONTGOMERY ALABAMA 36117

SHEET TITLE
 312 EXHIBIT A-202
 101 FLOOR PLAN

PROJECT NUMBER HALC
TITLE NUMBER 41
DATE MAY 09/2016
REVISION

DRAWING NOT TO BE USED AS A CONSTRUCTION DOCUMENT

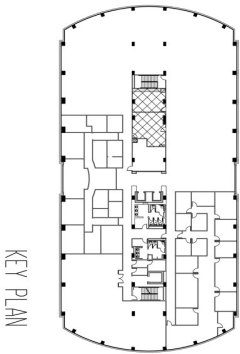
SHEET NUMBER
 L101



SUITE 311 LEASE PLAN

SCALE: 3/16" = 1'-0"

RECEPTION/STORAGE RENTABLE SQUARE FOOTAGE: 871 SF



KEY PLAN

HALCYON POINTE I
TENANT SPACE 311

7515 HALCYON SUMMIT DRIVE
MONTGOMERY ALABAMA 36117

SHEET TITLE
SUITE 307 LEASE PLAN

PROJECT NUMBER 194C
FILE NUMBER 1987
DATE SEP 27/2017

REVISION
NO. DESCRIPTION
DATE
1 TO REVISION TO BE USED AS A GUIDE FOR CONSTRUCTION ONLY.

SHEET NUMBER

L307