

Office/Warehouse Building for Sale

10 Commerce Drive, Pelham, AL 35124



Property Information:

- Property consist of 28,700 square feet (2 buildings, Main building is 24,200sf and smaller building is 4,500sf)
- 16,800sf total warehouse in main building; 8,000sf is heated and cooled.
- Property presents class "A" office space consisting of 14 private offices, large media/conference room, break room, professional reception area and additional collaborative/cubicle work space.
- 7,400 square feet of total office space-2 levels
- 2.24 Acres (Shelby County, City of Pelham)
- Constructed in 1996 (4,500sf building constructed in 2018)
- Located just off I-65 in the Valley Commercial Center
- Hardwood flooring in office space
- 2 grade level roll up doors (12x12) Main Building
- 4 dock high doors
- 24' center clear height in main building
- Zoning M-1
- Gated parking and loading areas
- Perfect opportunity for a corporate headquarters
- **Seller will lease back the smaller building for 2 years**

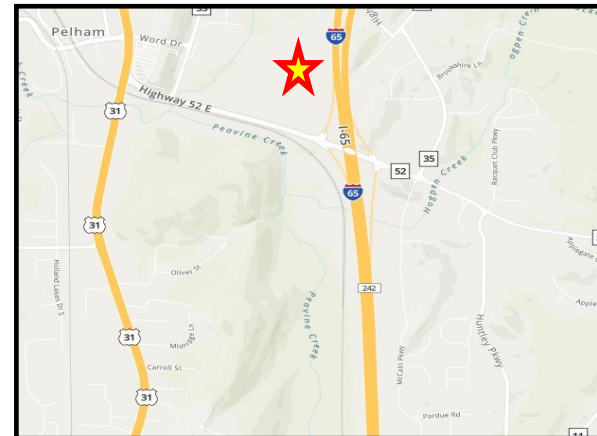
List Price \$2,950,000.00

Contact:

Michael Johnson

(205) 939-8233

mjohnson@engelrealty.com



Office/Warehouse Building for Sale

10 Commerce Drive, Pelham, AL 35124



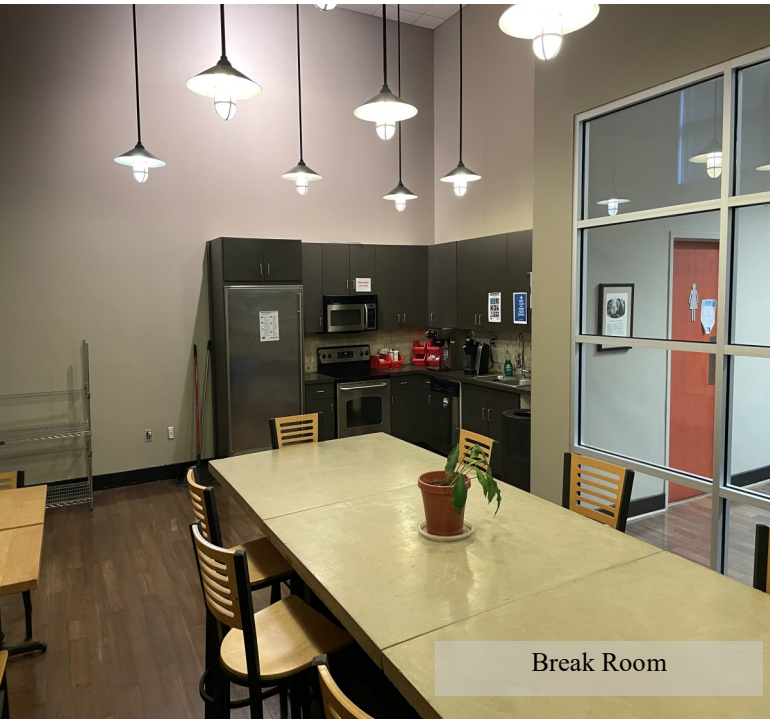
Office/Warehouse Building for Sale

10 Commerce Drive, Pelham, AL 35124



Office/Warehouse Building for Sale

10 Commerce Drive, Pelham, AL 35124



Break Room



Conference Room/Media



Cubicle Space

Office/Warehouse Building for Sale

10 Commerce Drive, Pelham, AL 35124



Warehouse Area



Conditioned Warehouse Area

Industrial Division

Office/Warehouse Building for Sale

10 Commerce Drive, Pelham, AL 35124



Office Warehouse Building for Sale

10 Commerce Drive, Pelham, AL 35124



Engel Realty Company, LLC does not warrant the adequacy, accuracy or completeness of any information presented herein and expressly disclaims any liability for error or omissions therein.
Users are responsible for evaluating the accuracy, completeness or usefulness of any information.

