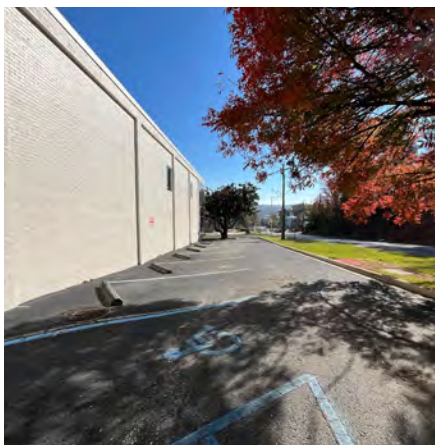




OFFICE/MEDICAL SPACE FOR SALE OR LEASE

Vulcan National Building | 1900 20th Ave S, Birmingham, AL 35209

Ideally located office/medical space just past the signalized intersection of Richard Arrington Jr Blvd and 21st Ave S across from Vulcan Park. Centrally located between Central Business District, Mountain Brook and Homewood. Property is less than 3 miles from UAB, UAB St Vincent's and Brookwood Baptist Medical Center.



Centrally located office/medical building for sale/lease with prime visibility. Ideal for Owner Occupant!!



ASKING RATE/PRICE:

Call For Pricing



SIZE:

Building: 22,842 SF

2 levels / can be subdivided

Land: 0.82 Acres



DETAILS:

- 3 points of entry
- Two roll-up loading doors
- Newly painted exterior
- Shell condition interior
- Freight elevator
- Large atrium with natural light
- Upper level has separate entrance from parking lot



PARKING:

Surface lot with 40 spaces



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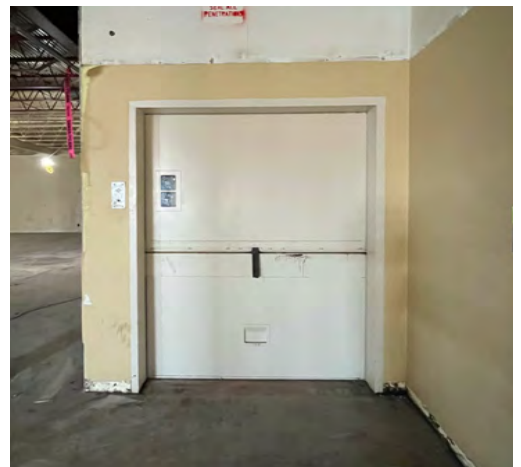
For More Information: HarbertRealty.com
2 North 20th Street, #1700, Birmingham, AL 35203

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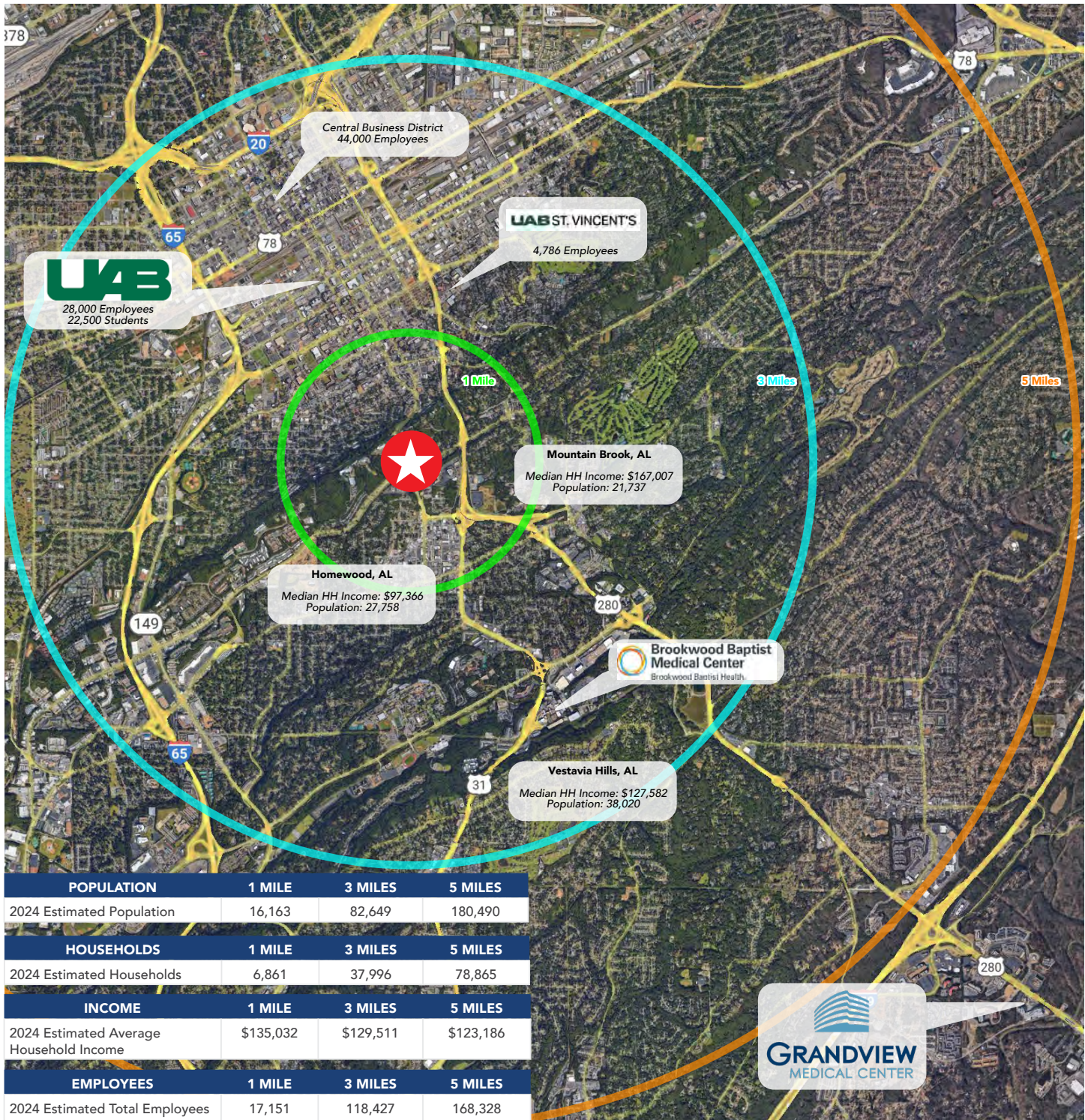
For More Information: Harbert-Retail.com
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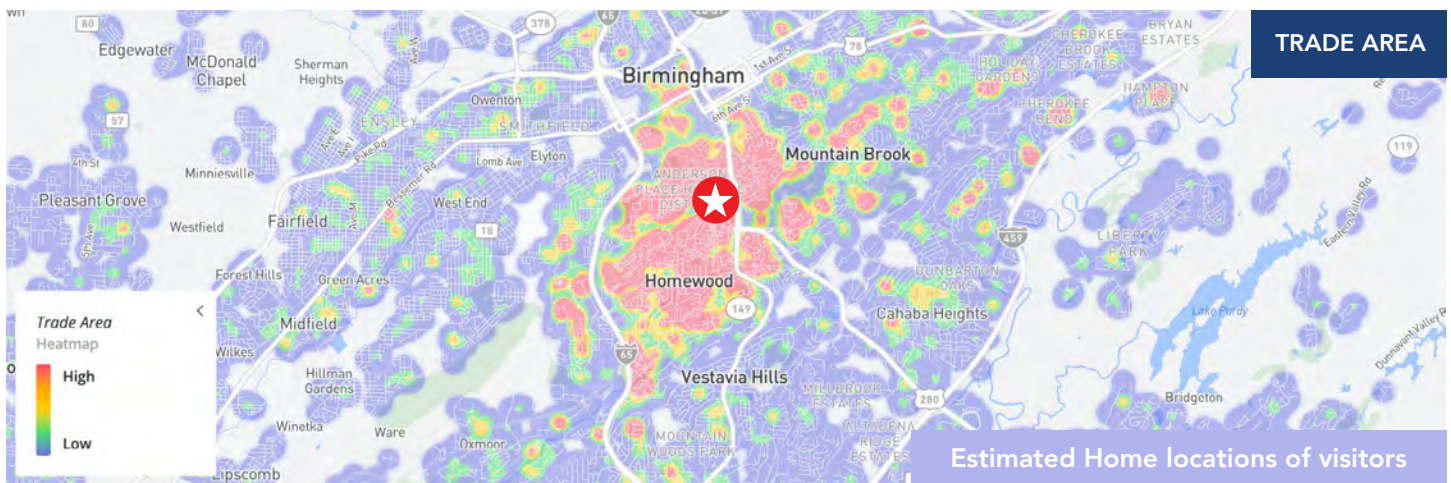
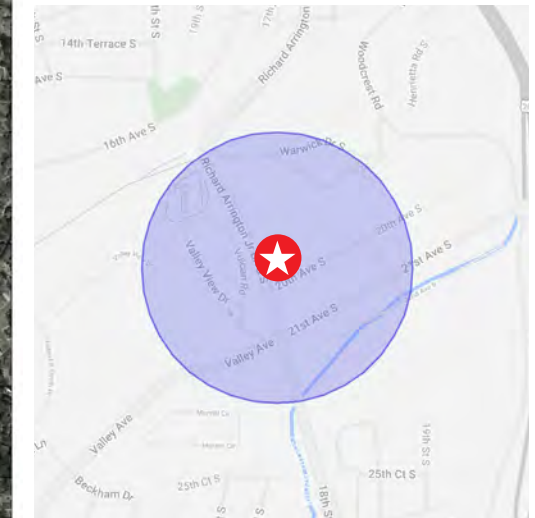
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12 MONTH DEMOGRAPHICS WITHIN 1000 FT

Visits	339.3K
Visitors	172.4K
Visit Frequency	1.97x
Avg Dwell Time	42 minutes
Traffic Counts	Richard Arrington Jr Blvd 17,909 AADT 21st Avenue South 9,275 AADT



TRADE AREA

Estimated Home locations of visitors



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