

Longleaf Realty PARTNERS, LLC

"Creating Value in Commercial Real Estate"



25 Park Avenue Bessemer, AL 35023

Champ Stewart

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- **Building size: 12,900 SF - 1,600 SF Office**
- **Rental Rate: \$7.00 SF/yr NNN**
- **Ten ton crane - 16' hook height**
- **Three-phase power - 480 volt**
- **1/2 acre yard**
- **Zoned: M-1**
- **Four roll up doors**
(1) 16'x14' (3) 12'x14'
- **One dock door 12'x12'**
- **Clear height: 17' - 30' apex**

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