



COMMERCIAL REAL ESTATE

2733 UNIVERSITY DRIVE FOR SALE OR LEASE



- DESCRIPTION:** COMMERCIAL BUILDING FOR SALE IN A HIGH TRAFFIC AREA OF HUNTSVILLE. FENCED AREA TO THE SIDE OF THE BUILDING, TRUCK LOADING AREA, SHOWROOM/ WAREHOUSE AREA AND 12' DRIVE-IN DOOR. SEE THE VIDEO TOUR [HERE 2733UNIVERSITYDR.](#)
- LOCATION:** FROM NORTH MEMORIAL PARKWAY, WEST ON UNIVERSITY DRIVE. BUILDING ½ MILE ON THE LEFT.
- BUILDING SIZE:** 7,200 SQ. FT. +/-
- LAND SIZE:** 1.61 ACRES +/-
- PARKING:** AMPLE
- TRAFFIC COUNT:** 42,046 +/- VEHICLES PER DAY
- ZONING:** LIGHT INDUSTRY, HUB ZONE
- SALE PRICE:** \$995,000
- LEASE PRICE:** \$11/ SQ. FT.
- CONTACT:** **RUSS RUSSELL, CCIM, ALC, CEA ♦ 256-536-7777**

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2733 UNIVERSITY DRIVE



UNIVERSITY DRIVE

SUBJECT PROPERTY
+/- 1.61 ACRES TOTAL

SUB-LEASED FENCED AREA

SUPER WASH
SHINE TIME
EXPRESS POLISH

FAMILY
DOLLAR

BSTE
BROTHER'S SMALL ENGINE
SALES & SERVICE