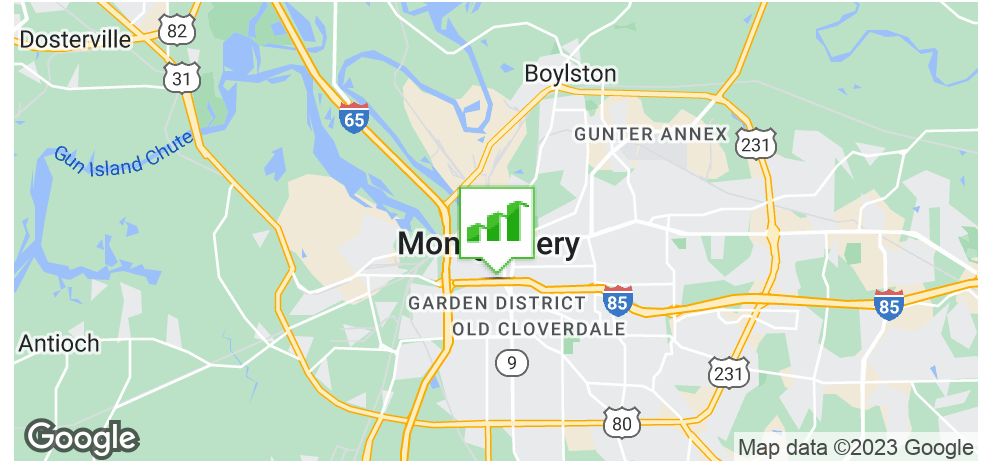


FULL SERVICE

640 S. MCDONOUGH ST., MONTGOMERY, AL 36104

Executive Summary



OFFERING SUMMARY

Available SF:	Fully Leased
Lease Rate:	Negotiable
Lot Size:	0.37 Acres
Year Built:	1978
Building Size:	7,904
Zoning:	Smart Code
Submarket:	CBD
Price / SF:	\$44.15

PROPERTY HIGHLIGHTS

- Great Full-Service Office Building
- On-Site Parking for Employees & Customers
- 0.5 Miles from I-85
- 1.3 Miles from I-65
- 3.0 Miles from Maxwell Air Force Base: Serving 25,000 Active Duty, Guard, reserves, Contractors & Retirees. The Air Force University is attended by 20,000 Annually

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total Households	2834	23474	48682
Total Population	8245	62393	128276
Average HH Income	\$34,245	\$44,757	\$50,891

GENE CODY, CCIM

334.386.2441
gcody@mcrmpm.com

MOORE COMPANY REALTY

312 Catoma St #200, Montgomery, AL 36104
334.262.1958 | moorecompanyrealty.com



FULL SERVICE

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Available Spaces

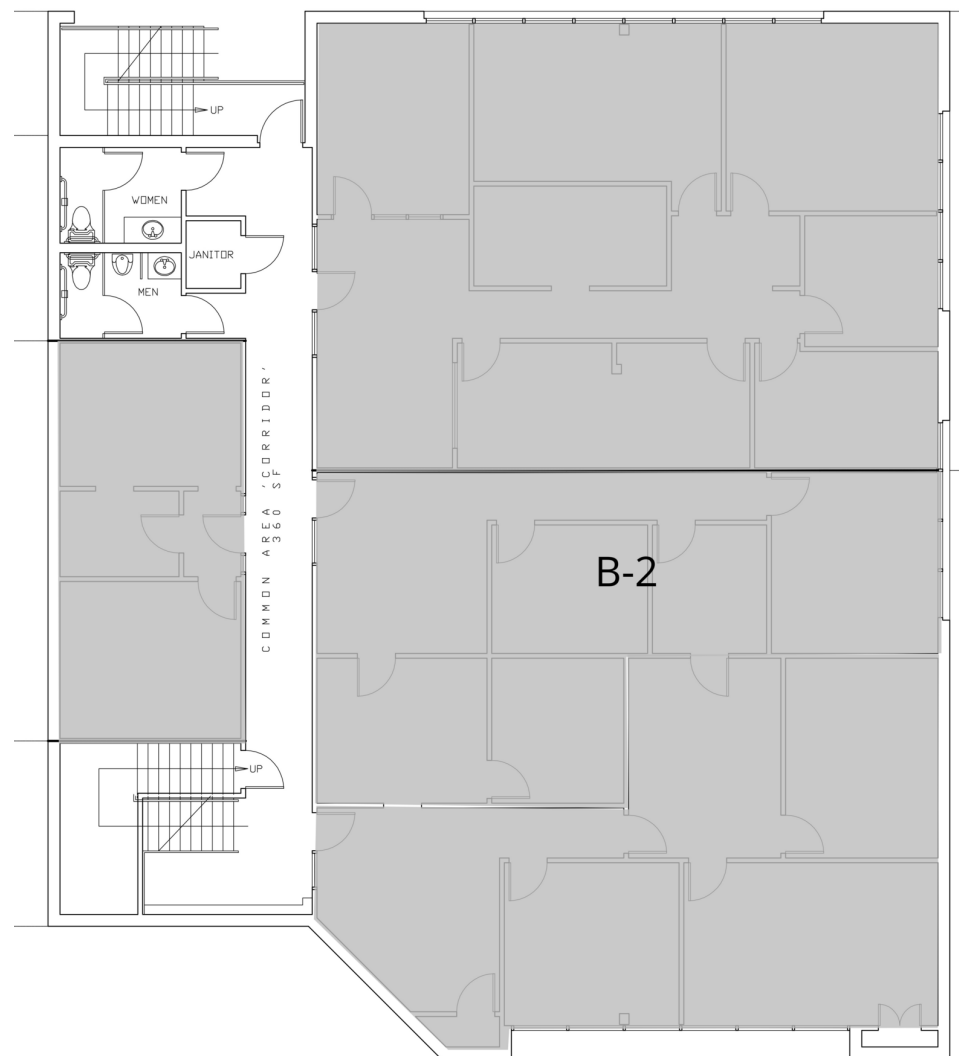


LEASED

LEASE TYPE | - LEASE SPACE | Fully Leased

LEASE TERM | Negotiable LEASE RATE | Negotiable

SUITE	TENANT	SIZE	TYPE	RATE
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Available Spaces

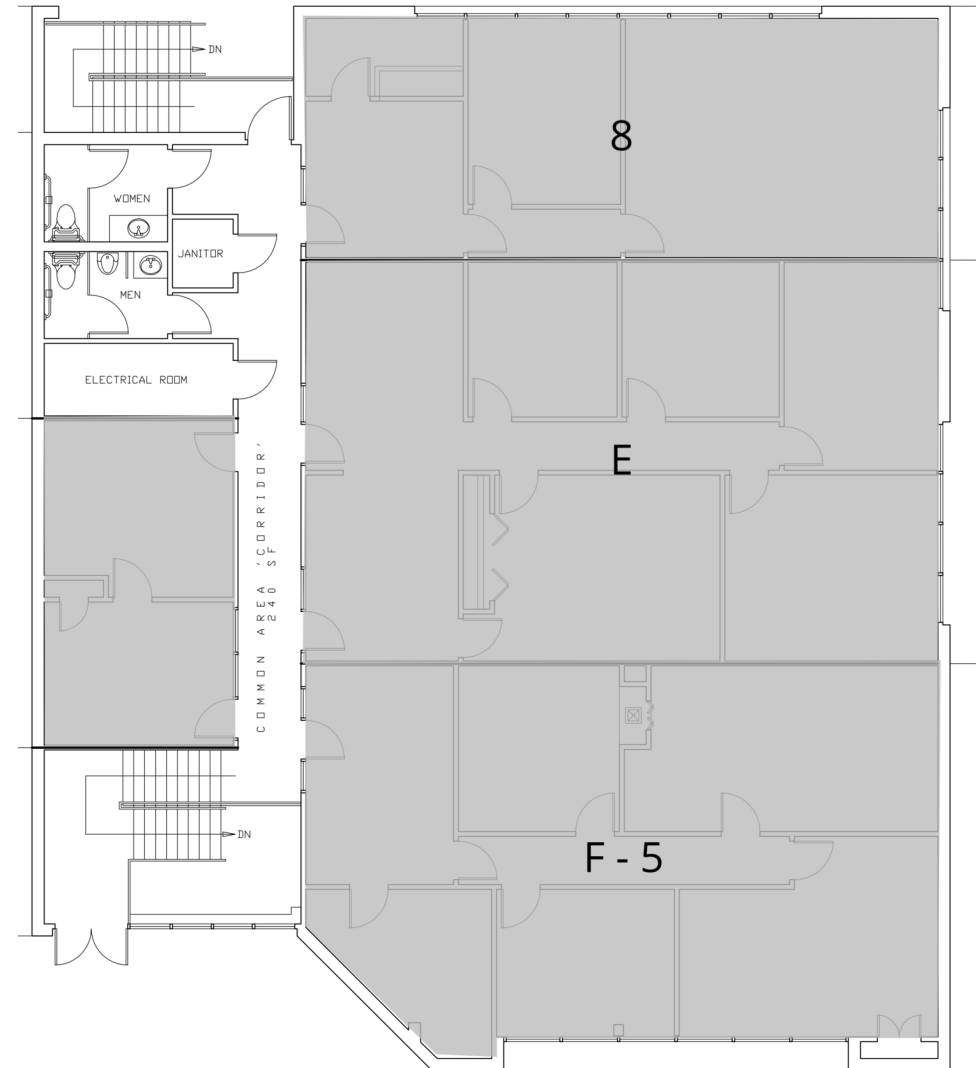


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FULL SERVICE

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Retail Map



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