

Opportunity and HUB Zone Office and Warehouse for Sale

312 CAHILL DRIVE NORTHWEST, HUNTSVILLE, AL 35811

**FOR SALE**

**\$740,000**

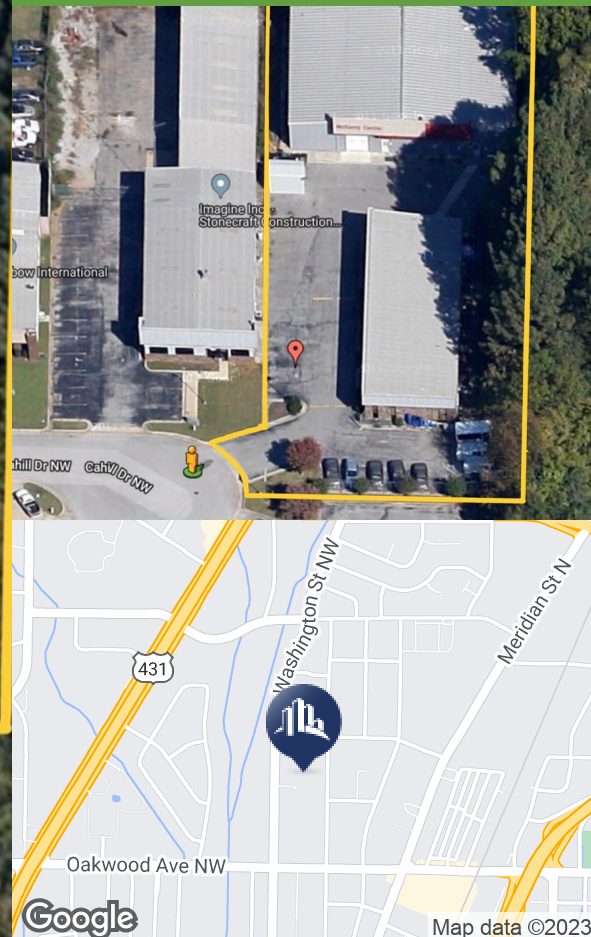
Warehouse / Office Building

## Satellite



## PROPERTY FEATURES

- Office Building: 4,370 SF (+/-)
- Office Bldg - 13 offices, conference room, large open area
- Warehouse 10,000 SF (+/-)
- Warehouse 1,088 SF (+/-) office space
- Warehouse all HVAC
- Warehouse - 2 commercial 5-stall baths + locker room areas
- Total lot size: .98 (+/-) acres.
- Conveniently located to N. Memorial Parkway/I-565



[www.SperryCGA.com](http://www.SperryCGA.com)

**Keith Andrews, CCIM**

PRINCIPAL

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AL #95294

Each office independently owned and operated.

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.



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