



FOR SALE



624 Decatur Highway | Fultondale, Alabama

+/- 8,000 SF

\$575,000

#### PROPERTY FEATURES

- ▶ **Building Size:** +/- 8,000 SF
- ▶ **Construction:** Clear spanned building
- ▶ **Highway Frontage:** Directly fronting Decatur Highway
- ▶ **Parking:** Approximately 30 surface spaces
- ▶ **Interstate Access:** Easy access to I-65
- ▶ **Residential Unit:** Currently includes 2-bedroom apartment
- ▶ **Flexible Layout:** Can be reconfigured into 1, 2 or 3 bays
- ▶ **Life Safety:** Newly updated to code

#### PERMITTED USES

- Retail
- Restaurant
- Office & Flex Space
- Company Storage / Warehouse

**IDEAL FOR OWNER-OCCUPIER** — Occupy a portion and lease remaining bays for additional rental income.

FOR MORE INFORMATION CONTACT:

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