

**FOR LEASE**

## OFFICE SPACE AVAILABLE SYNOVUS CENTER

800 Shades Creek Pkwy  
Birmingham, AL 35209

**SUITE 350** 9,784 RSF, available 03/01/2026

**SUITE 451** 873 RSF, available now

**SUITE 525** 1,691 RSF, available now

**SUITE 550** 9,786 RSF, available 03/01/2026

**LEASE RATE: \$32.00 SF**

FULL SERVICE

### PROPERTY HIGHLIGHTS

- Class A, professional space in Midtown office submarket; located in unincorporated Jefferson County
- Suite 451 is available for a short term (12 month) lease
- Excellent access from Shades Creek Parkway, Highway 280, and Cahaba Road
- Full service bank on first floor with ATM & drive-thru
- 24/7 Micro Mart
- Dining patio with WIFI
- Free structured and surface parking and reserved structured parking
- Locker room with showers
- Mountain Brook trail system



Information deemed reliable; not guaranteed.

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**205.871.7100**  
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AVAILABLE SPACES

SUITE	SIZE	TYPE	RATE
Suite 350	9,786 SF	Full Service	\$32.00 SF/yr



\*Birmingham-Shades Creek (ATM  
T165N114) - 5th Floor  
Color Scheme: None  
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AVAILABLE SPACES

SUITE	SIZE	TYPE	RATE
Suite 550	9,784 SF	Full Service	\$32.00 SF/yr

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