



FOR LEASE | OFFICE

PEPPER PLACE — MARTIN BISCUIT BUILDING | 2901 2ND AVENUE SOUTH BIRMINGHAM, AL 35233



OFFERING SUMMARY

Available SF: 4,336 - 6,103 SF

Lease Rate: \$18.00 - 25.00 SF/yr (Gross)

Building Size: 52,127 SF

Market: Southside

Submarket: Pepper Place

PROPERTY OVERVIEW

The Martin Biscuit building is home to Hot & Hot Fish Club, Bettola and the Red Cat Coffee House as well as businesses in unique office space. Three office spaces are available and would be ideal for firms that need a mix of private offices and an open floor plan. Large windows, glass storefront offices and high ceilings are features of offices in the Martin Biscuit Building.

LOCATION OVERVIEW

The Martin Biscuit building is located on the corner of 2nd Avenue and 29th Street South in Pepper Place. The Pepper Place district is centrally located amid Southside restaurants, cool office buildings and new apartment complexes. Minutes from Downtown Birmingham, Crestwood and Avondale, the Pepper Place district is a destination for businesses, restaurant-goers and shoppers.

AVAILABLE SPACES

SPACE	TENANT ALLOWANCE	LEASE RATE	SIZE (SF)
2901 2nd Avenue South, Suite 270	Negotiable	\$18.00 SF/yr	6,103 SF
2901 2nd Avenue South, Suite 230	Negotiable	\$25.00 SF/yr	4,336 SF

LOCHRANE SMITH

Director of Leasing and Business Development
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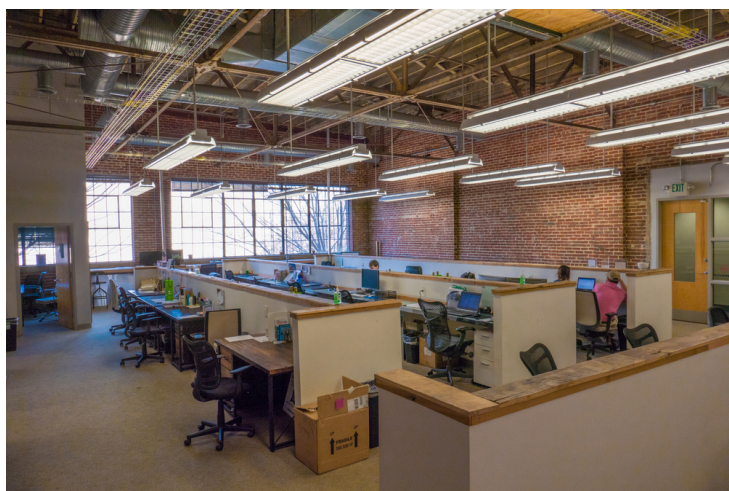
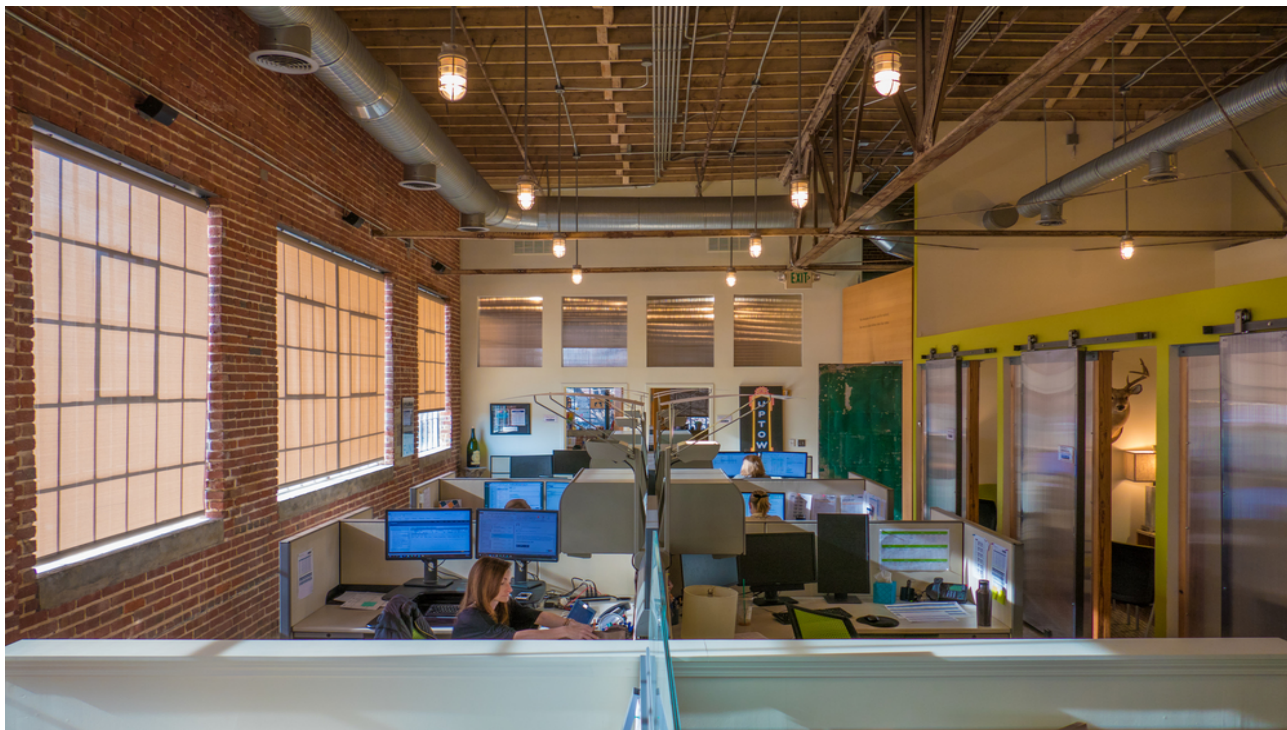


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Available Spaces

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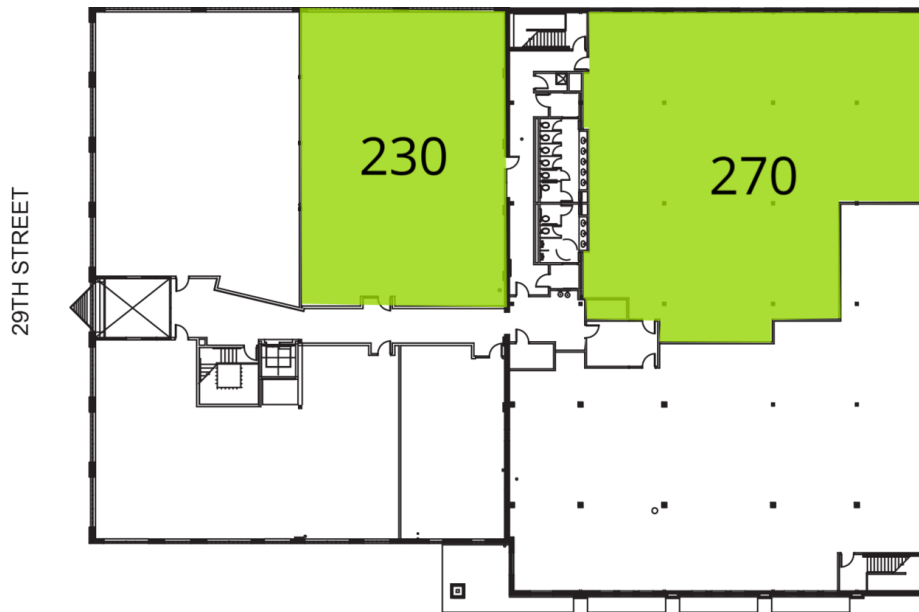
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LEASE TYPE | Gross

TOTAL SPACE | 4,336 - 6,103 SF

LEASE TERM | Negotiable

LEASE RATE | \$18.00 - \$25.00 SF/yr



AVAILABLE

SUITE	TENANT	SIZE	TYPE	RATE	DESCRIPTION
2901 2nd Avenue South, Suite 270	Available	6,103 SF	Gross	\$18.00 SF/yr	Mix of private offices, open floor plan and large windows. Paint and carpet allowance.
2901 2nd Avenue South, Suite 230	Available	4,336 SF	Gross	\$25.00 SF/yr	Unique industrial office feel with private offices, work stations and high ceilings.

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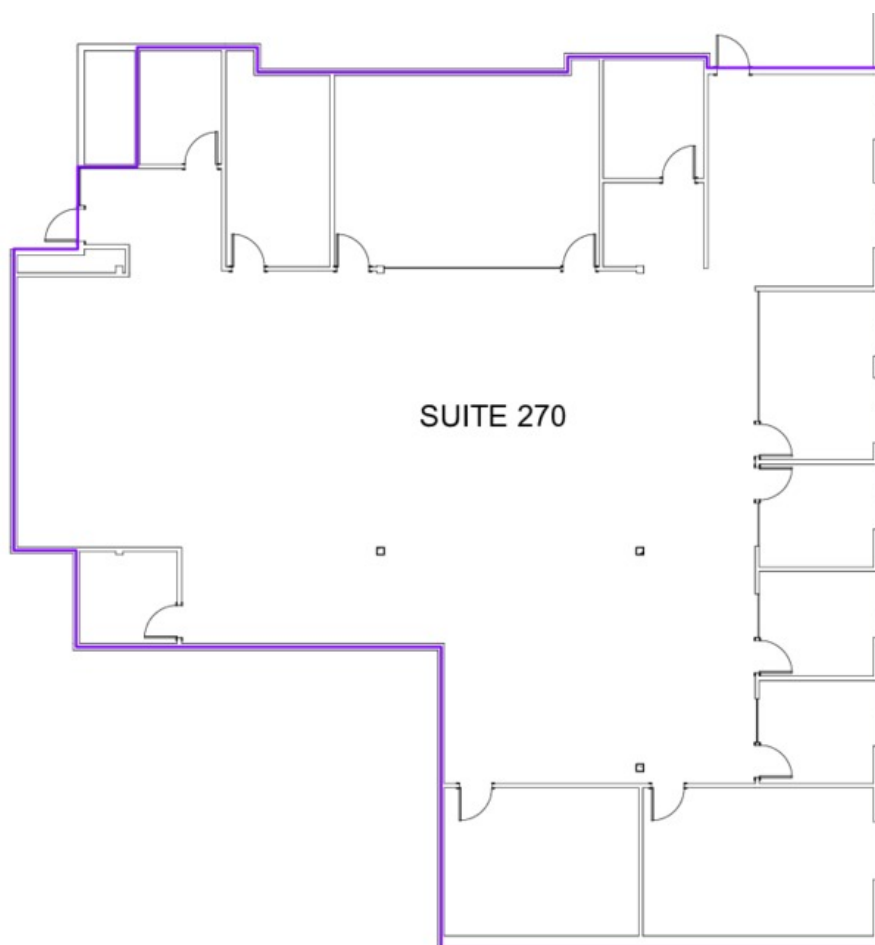
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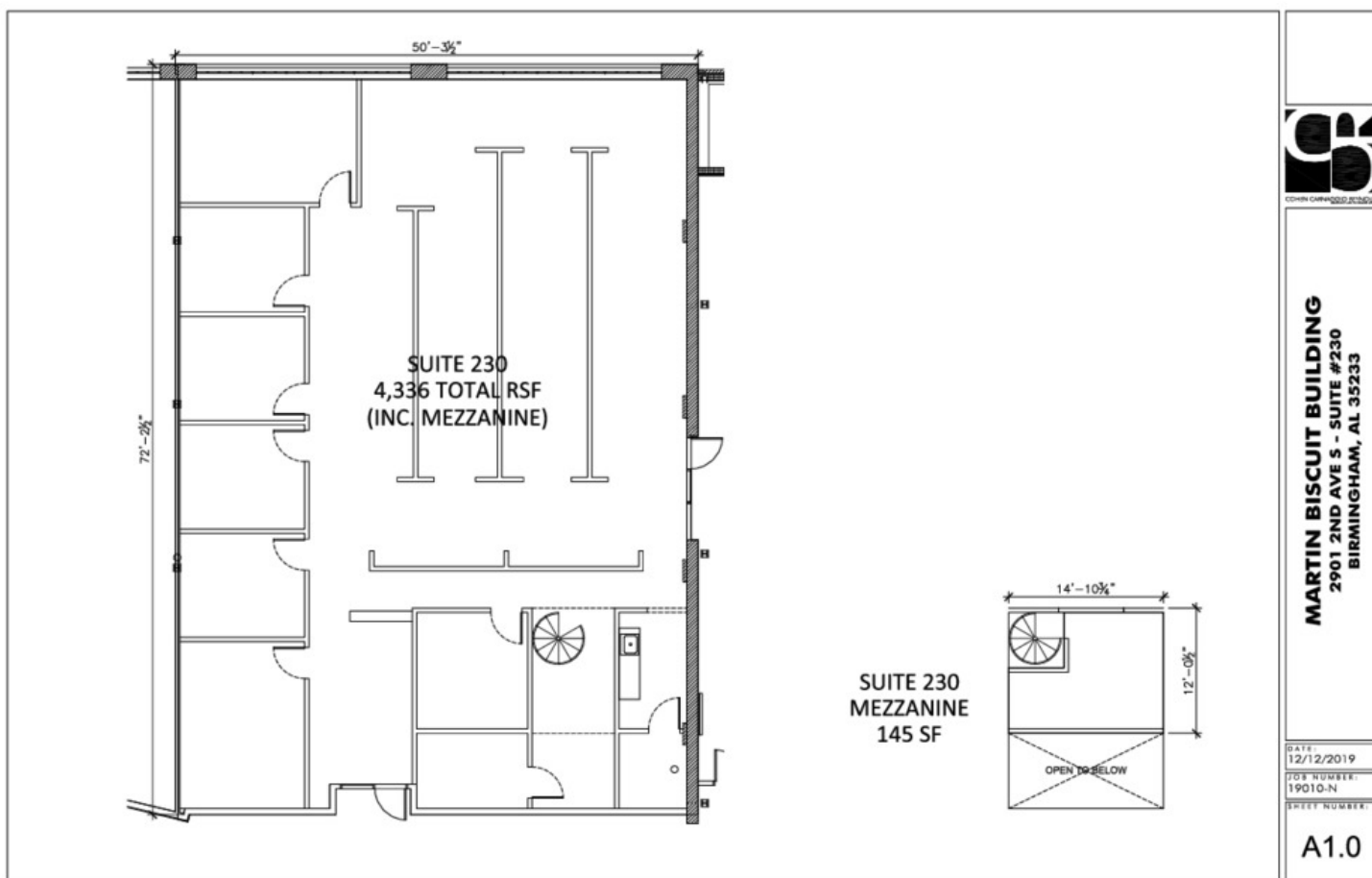


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Retailer Map

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Google

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