

# 3543 Pelham Parkway

Pelham, AL 35124

FOR SALE OR LEASE



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±10,204 SF Free-  
Standing Flex  
Building on Pelham  
Parkway

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# Property Highlights

- **Excellent Visibility & Frontage:** This free-standing property offers excellent frontage, pole signage, and a convenient median crossover for easy access
- **Prime I-65 Access:** Six minutes (two miles) from I-65, with easy connectivity to Birmingham, Alabaster, and other surrounding cities
- **Flexible Use Potential:** Newly renovated space in excellent condition with showroom space convertible to warehouse with 16' clear heights

# Specifications

Address	3543 Pelham Parkway Pelham, AL 35124
Property Type	Warehouse/Showroom
Total SF	±10,204 SF
Showroom/Warehouse SF	±8,354 SF
Clear Height	16'
Quonset Hut SF	±1,850 SF
Dock-High Doors	Two (2)
Drive-In Doors	Two (2)
Exterior	Metal
Lease Rate	\$12.00/SF, NNN
Sales Price	Call for Pricing



# Property Photos



# Location Highlights

Located along highly visible Pelham Parkway, the site provides seamless connectivity to I-65, placing it within minutes of Birmingham's major business corridors and the fast-growing Shelby County market. Surrounded by a strong mix of retail, service, and industrial users, the property benefits from steady traffic counts and a central position in one of Alabama's most dynamic suburban submarkets.



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