

100% HVAC



**FOR SALE OR LEASE**

2 Hummingbird Lane

Eufaula, Alabama 36027

**±78,106 SF Manufacturing Facility**



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# Property Overview

**Address** 2 Hummingbird Lane, Eufaula, AL 36027

**Building Size** ±78,106 SF (Fully Conditioned)

**Office Size** ±3,212 SF

**Acreage** 5.00 acres

**Zoning** M-2; Heavy Industrial

**Ceiling Height** Up to 18'

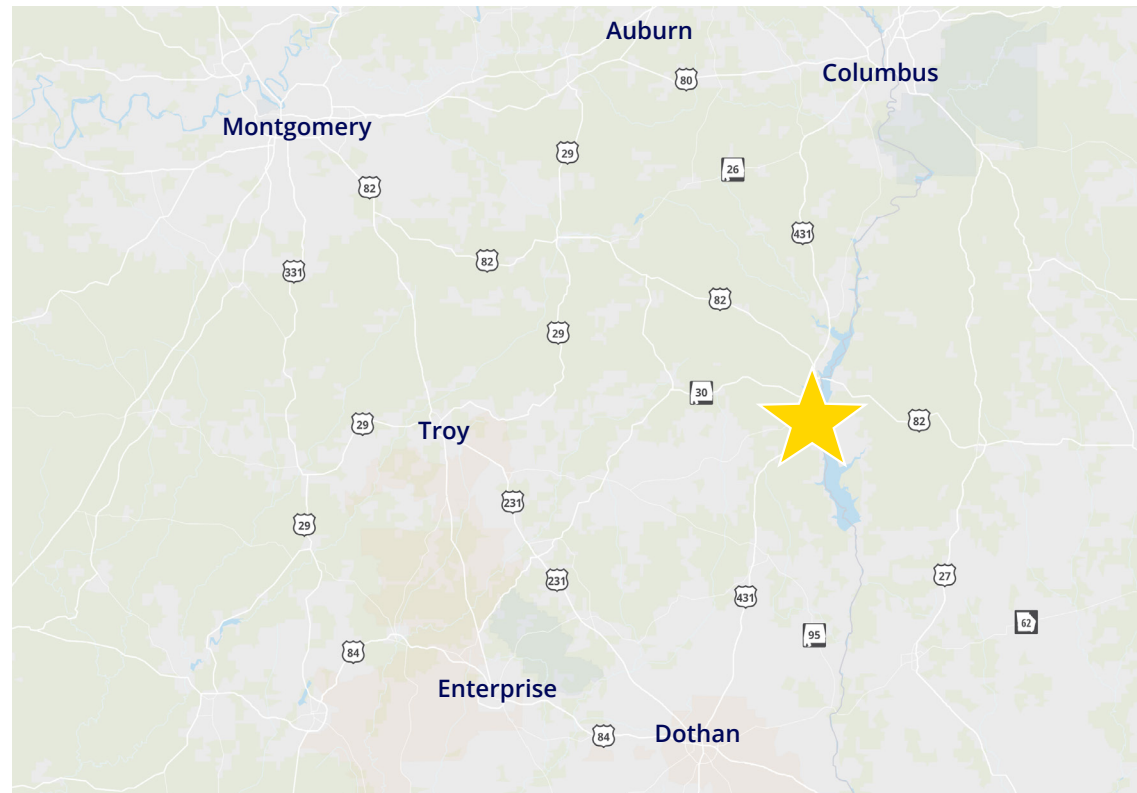
**Loading** 4 grade-level doors / 6 dock-high doors

## Highlights

- **Strategic Southeast Location** – Convenient access to Montgomery, Dothan, and Columbus with strong regional highway connectivity
- **Established Manufacturing Base** – Home to automotive suppliers, food processing, and industrial users supporting a skilled labor pool
- **Low-Cost Operating Environment** – Competitive labor, real estate, and tax advantages vs. larger metro markets
- **Pro-Growth Industrial Market** – Active economic development and continued manufacturing investment

For Pricing:

Contact Brokers







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### Contact Us:

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