



INVESTMENT SALE • HUNTSVILLE, AL

LOCATION

4701 Angler Drive NW
Huntsville, AL 35816

PROPERTY SIZE

5,190 SF

BUILDING COMMENTS

- Truck repair shop with hydraulic lifts; small office & storage area

TENANT COMMENTS

- AT&T currently occupies; AT&T has been the sole tenant since 1989

LEASE COMMENTS

- 5 year lease in place expiring 01/31/24, with a 5 year renewal option at same terms
- Tenant pays \$3,900 monthly rent
- Owner responsible for taxes, insurance and major repairs; tenant responsible for minor repairs



PRICING

\$585,000

EXCLUSIVE AGENT

Jeremy D. Pope, CCIM, SIOR
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