



# NARROWS OFFICE CONDO | FOR SALE OR LEASE

198 Narrows Drive | Suite 105 | Birmingham, AL | 35242

SALE PRICE: \$455,000

LEASE: \$14.50<sup>/SF</sup> - \$16.50<sup>/SF</sup> • NNN

## AVAILABLE SPACE

Floor	SF	Rate PSF • NNN
1	±1,320	\$16.50
2	±1,000	\$14.50

## DETAILS

- Total Available - ±2,320 SF
- No city or county occupational tax
- Great access to Highway 280 and close proximity to multiple retail establishments
- Furniture available



EXCLUSIVELY OFFERED BY

**SAM CARROLL**

samc@grahamcompany.com

205•871•7100 | [GrahamCompany.com](http://GrahamCompany.com)

Information deemed reliable but not guaranteed



**Graham & Co**

ENTERPAGE