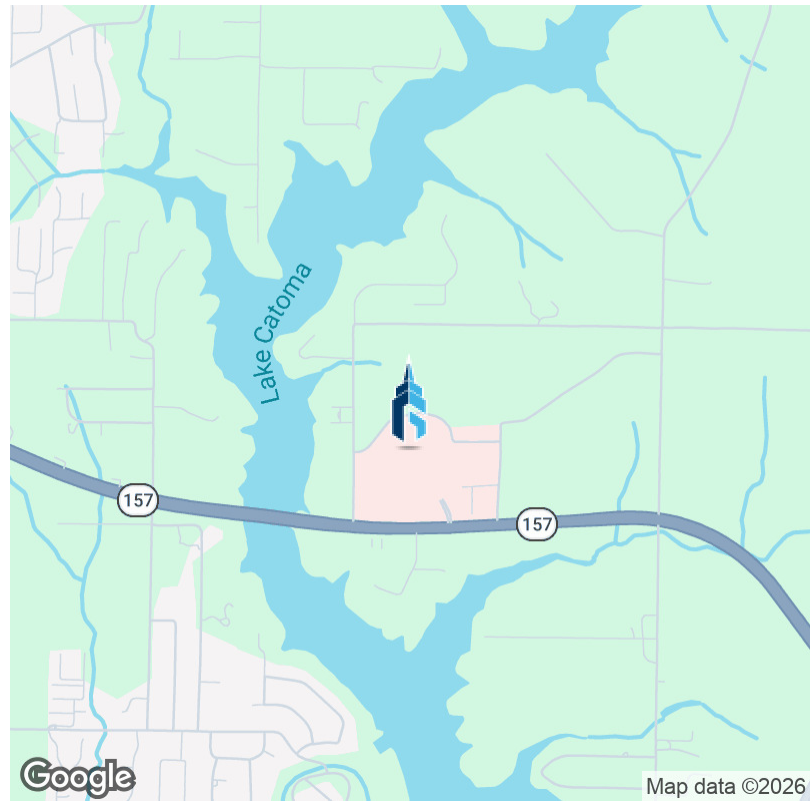


PRIME MEDICAL OFFICE SUITES

1912 Alabama 157, Cullman, AL 35058



PROPERTY DESCRIPTION

Introducing a prime leasing opportunity at Cullman Regional Hospital in Cullman, AL. This medical space offers a versatile layout, perfect for a wide range of medical business needs. Boasting ample parking and high visibility along AL 157, this property ensures seamless access for both customers and employees. The well-maintained exterior and spacious interior make this space an ideal canvas for your business vision. With proximity to major thoroughfares and a thriving local community, this property encapsulates the perfect combination of convenience and potential. Don't miss your chance to make this premier location the new home for your business.

PROPERTY HIGHLIGHTS

- Multiple Suites Available
- Located at Cullman Regional Hospital
- Prime Medical Space
- Elevator Access to Suites
- Available For Immediate Move-In

OFFERING SUMMARY

Lease Rate:	\$28 SF/yr (NNN)
Number of Units:	5
Available SF:	2,567 - 4,521 SF
Building Size:	17,372 SF

For More Information, Please Contact:

WILL SWANN

256.606.2424

Commercial Agent

wswann@gatewaycommercial.net

GATEWAY COMMERCIAL BROKERAGE, INC.

300 Market St NE, Suite 3, Decatur, AL 35601

256.355.0721

www.gatewaycommercial.com

The information contained herein is derived from sources deemed reliable. Gateway Commercial Brokerage assumes no liability for errors or omissions. Offering is subject to change or be withdrawn without notice.

PRIME MEDICAL OFFICE SUITES

1912 Alabama 157, Cullman, AL 35058



LEASE INFORMATION

Lease Type:	NNN	Lease Term:	Negotiable
Total Space:	2,567 - 4,521 SF	Lease Rate:	\$28 SF/yr

AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
POB III - Suite 201	Available	4,521 SF	NNN	\$28.00 SF/yr	-
POB III - Suite 205	Available	2,567 SF	NNN	\$28.00 SF/yr	-
POB III - Suite 301	Available	3,856 SF	NNN	\$28.00 SF/yr	-
POB III - Suite 303	Available	2,736 SF	NNN	\$28.00 SF/yr	-
POB III - Suite 304	Available	2,569 SF	NNN	\$28.00 SF/yr	-

For More Information, Please Contact:

WILL SWANN

256.606.2424

Commercial Agent

wswann@gatewaycommercial.net

GATEWAY COMMERCIAL BROKERAGE, INC.

300 Market St NE, Suite 3, Decatur, AL 35601

256.355.0721

www.gatewaycommercial.com

The information contained herein is derived from sources deemed reliable. Gateway Commercial Brokerage assumes no liability for errors or omissions. Offering is subject to change or be withdrawn without notice.