

# | OFFICE SUITES FOR LEASE |

1224 20TH ST. S. BIRMINGHAM AL 35205

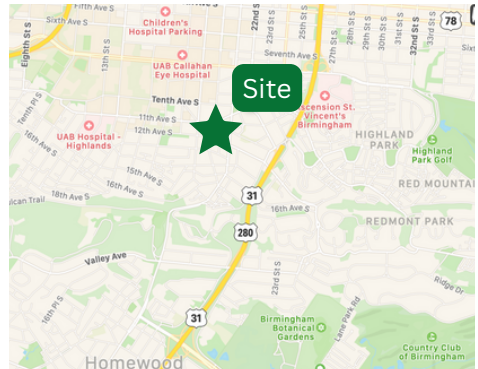


SF AVAILABLE: LEASE RATE:

**Suite 1220: 3,000 SF** \$17.75 PSF net utilities  
\*3 months free rent  
for a qualified tenant

## BUILDING FEATURES

- Multi-tenant building renovated in 2016
- Rare office vacancy in 5 Points South
- Space includes 17 designated parking spaces
- This suite has 7 private offices, a conference room, reception area, and break room
- Conveniently located minutes from downtown, Homewood, the Elton B Stephens Expressway, & Highway 280
- Within walking distance to all of the restaurant and retail opportunities in Five Points including Ocean Restaurant, Chez Fonfon, Five Point Public House & Oyster Bar, Mellow Mushroom, Bay Leaf, and many more



**Rich Vanchina, SIOR**

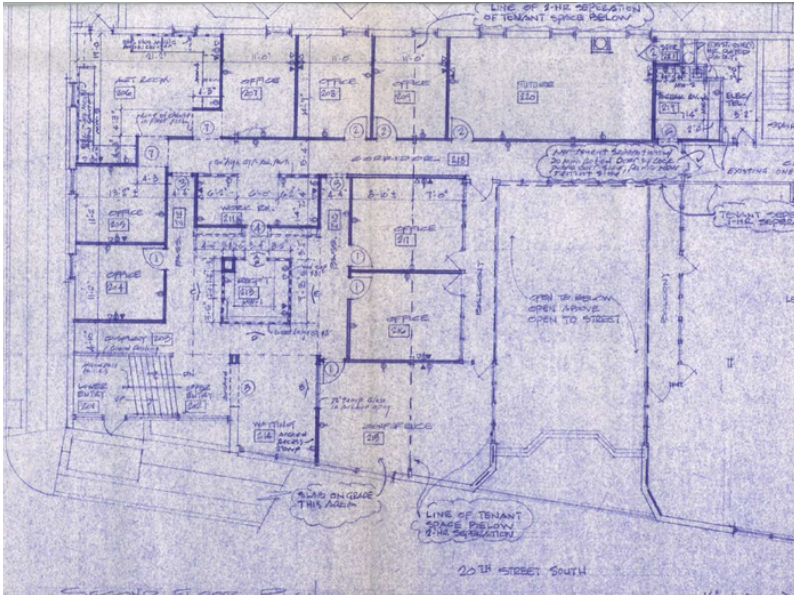
205.492.3137

rich@tessa-cre.com

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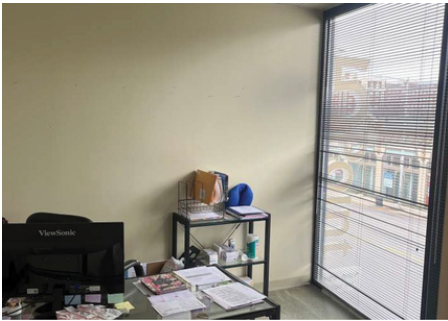
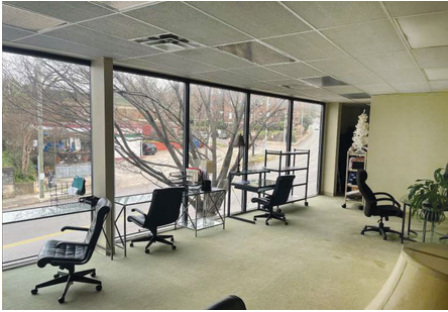


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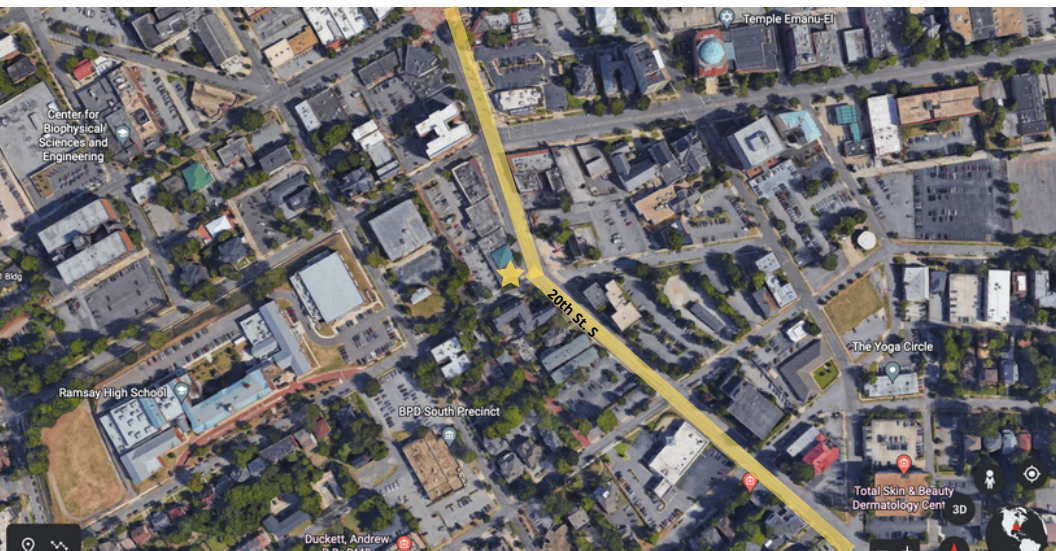
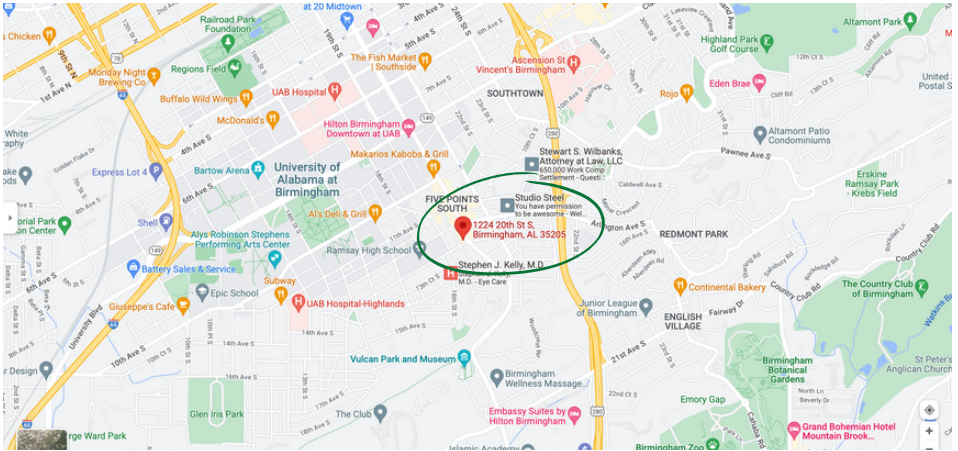


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