

OFFICE SPACE FOR LEASE

262 Yeager Parkway, Suite C ♦ Pelham, AL ♦ 35124 ♦ Shelby County



SIZE: 1,261SF • PRICE: \$1,095/month

Mark Dinan, MBA, CCIM
(o) 205-980-3434
(c) 205-243-3434
markdinan@bellsouth.net

MARK DINAN
Commercial & Investment Real Estate



*All Information furnished regarding property sale, rental, or financing is from sources deemed reliable, but is not guaranteed.

PROPERTY DETAILS

262 Yeager Parkway, Suite C ♦ Pelham, AL ♦ 35124 ♦ Shelby County

- ♦ 1,261 sq. ft.
- ♦ Front Door Parking
- ♦ Private location.
- ♦ Good parking.
- ♦ Clean space is ready for occupancy.
- ♦ Front and Rear Entry.
- ♦ Features private offices, two restrooms, and kitchenette.
- ♦ Ideal for office, service or professional.
- ♦ Flexible Terms.
- ♦ Immediate occupancy.
- ♦ Signage Available.
- ♦ Zoned B-2 General Business, City of Pelham.



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INTERIOR PHOTOS

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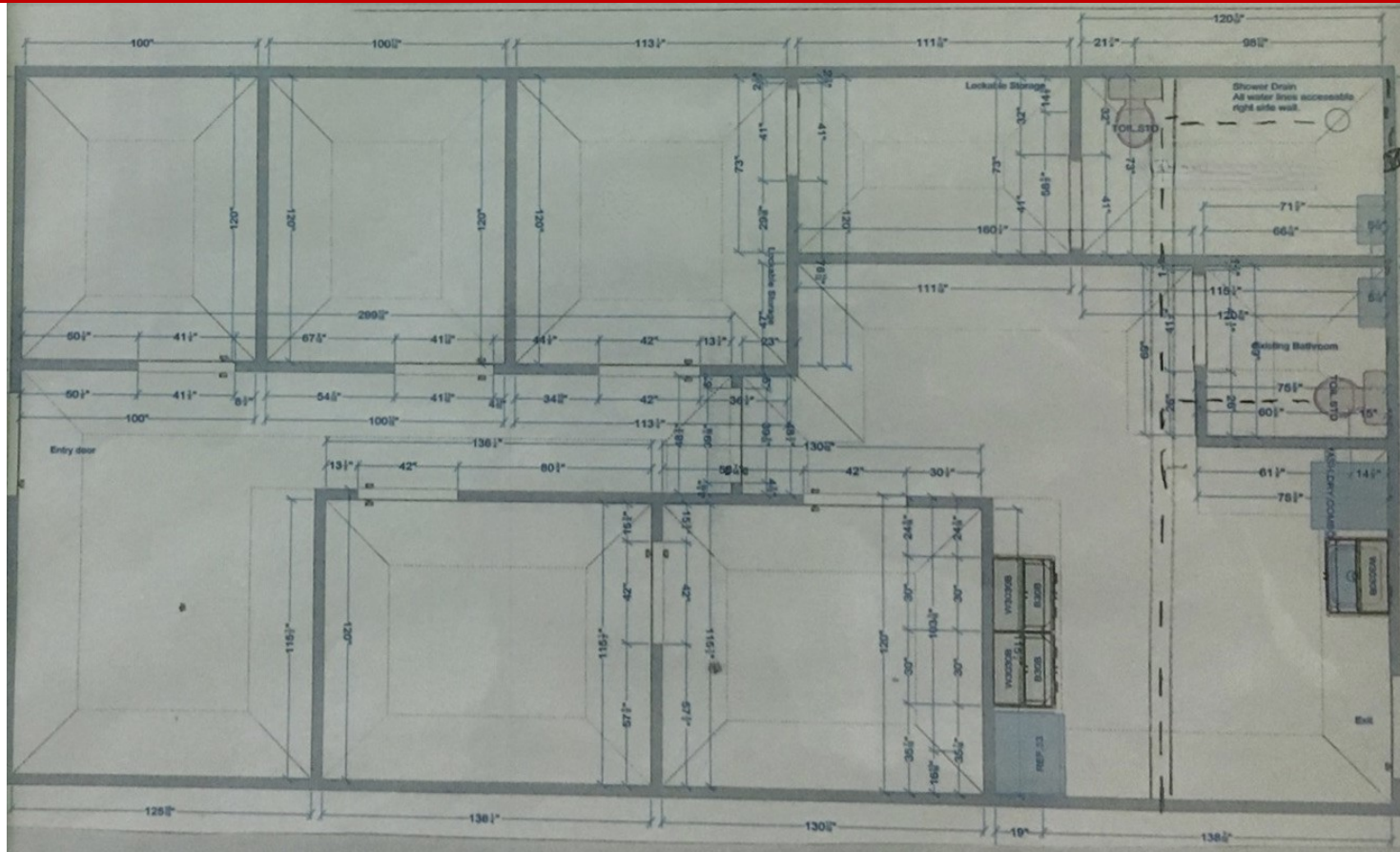
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FLOOR PLAN

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BIRDS EYE VIEW

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Directions:

- ♦ Take I-65 to exit 244. Go west on Highway 52. Turn north onto U.S. Hwy 31. Go approx. 1/2 mile. Turn right onto Yeager Parkway. The property will be on the right.
- ♦ Take I-65 to Exit 246. Go west on AL-119 for .7 miles, then turn right onto Pelham Parkway. Continue for 3.2 miles. Turn left onto Yeager Parkway. The property will be on the right.

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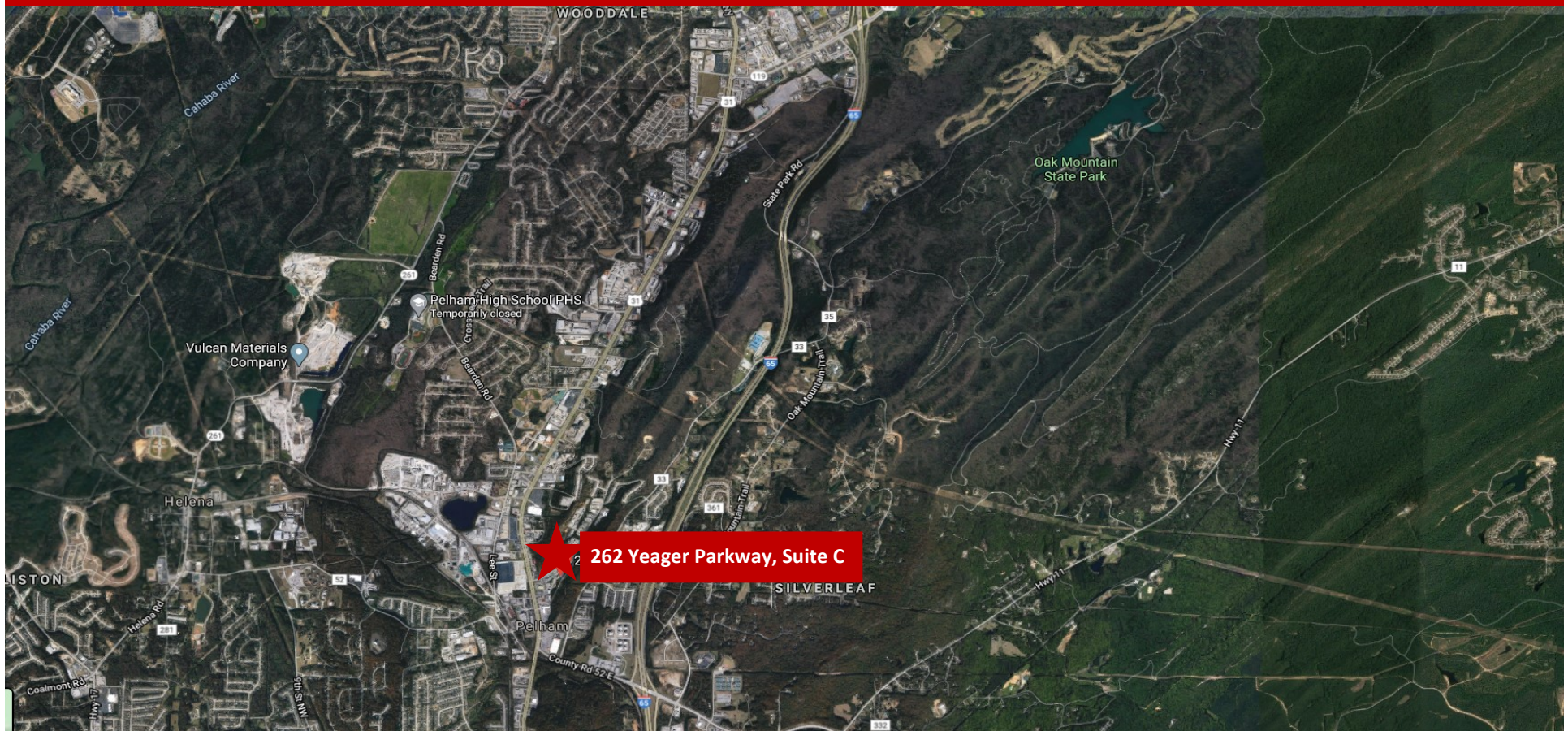
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LOCATION AERIAL MAP

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