



Colliers

For
Lease

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Chase Corporate Center

One & Two Chase Corporate Drive
Hoover, AL 35244

- Premier LEED Silver Certified, Class A office situated on 14.4 acres
- Top of building signage available
- Exquisitely landscaped overlooking a scenic lake front and water feature
- Convenient to an abundance of amenities including upscale area golf courses, restaurants, retail centers, hotels and medical facilities
- Located in the City of Hoover (no occupational tax)

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Chase Corporate Center

Address One & Two Chase Corporate Drive
Hoover, AL 35244

Location Hoover Submarket

Building Size ±211,341 SF

Available Space 1,024 SF - 53,532 SF

Parking 3.15 spaces per 1,000 SF (660 spaces)

Rental Rate \$25.00/RSF, Full Service

- Featured Amenities
- On-site conference room for tenant use (no additional charge)
 - Ample parking 3.15 spaces per 1,000 SF (660 spaces)
 - Outdoor patio with lake views and walking trail
 - 24-hour monitored surveillance and building card access
 - Fiber optics
 - Convenient access to I-459 & I-65
 - City of Hoover (no occupational tax)



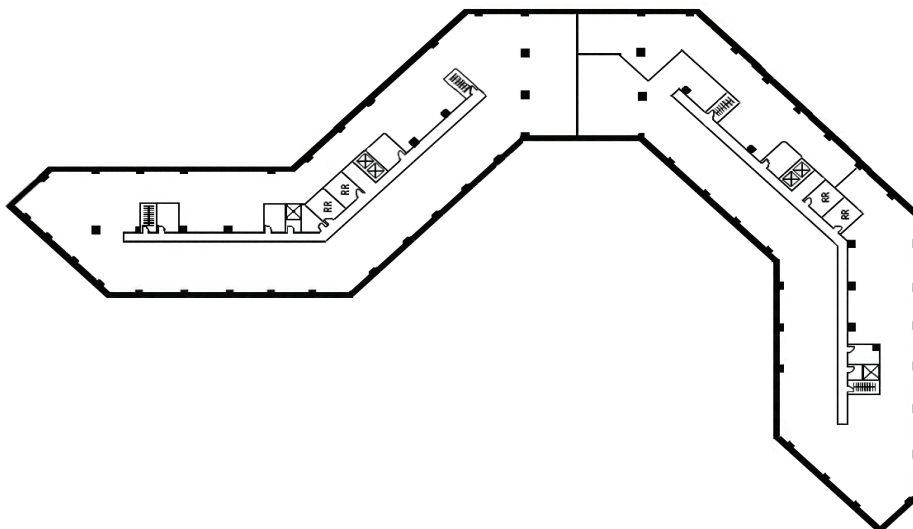
Building Availability

Building One

Suite	Available Space	Comments
415	1,847 SF	Efficient layout with a mixture of office and open workspace with break room

Building Two

Suite	Available Space	Comments
30	4,399 SF	Well-balanced layout offering both hard-walled offices for privacy and open workspace for team collaboration.
55	1,817 SF	Efficient office layout
70	1,099 SF	Can be combined with Suite 55 to create up to 2,916 square feet, offering convenient proximity to the loading dock for seamless operations.
165	1,024 SF	3 perimeter office space with open work space
300	53,532	The largest contiguous block of available space on a single floor in the Hoover/Riverchase/280/459 corridor.
440	17,292	A thoughtfully designed blend of high-end executive offices and collaborative open workspace.



Location & Access



Area Amenities

Restaurants

- Jim N Nick's BBQ
- Sumo
- Tazikis
- Firebirds
- J Alexander's
- Outback Steakhouse
- Stix
- Olive Garden
- Cajun Steamer
- Chick-Fil-A
- Panera Bread
- Chipotle
- Panda Express
- Baha Burger
- Newk's
- Five Guy's
- Teriyaki Madness
- Jimmy John's
- First Watch
- Jake's Soulfood
- Fish Market
- Dale's Southern
- Moe's Southwest Grill
- Ashley Mac's

Entertainment

- Dave & Buster's
- StarDome Comedy Club
- AMC Patton Creek 15
- Aldridge Gardens
- Riverchase Galleria
- Hoover Met Complex

Self-Service

- FedEx Office Print & Ship
- The UPS Store
- The Home Depot Print
- Hoover City Hall
- Hoover Public Library

Property Gallery





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