

# 2359 Whitesburg Drive - HUNTSVILLE, AL

## SPACE FOR LEASE



### PROPERTY HIGHLIGHTS

- Highly visible on the signalized intersection of Whitesburg Drive & Bob Wallace Ave.
- Building has high ceilings and a roll-up door for easy access.
- Located on a high-traffic road that sees an estimated 30,820 vehicles per day.
- Includes 24 on-site parking spaces.
- Situated in close proximity to Huntsville Hospital, Twickenham Square, and Downtown Huntsville.

### DEMOGRAPHICS

	1 Mile	3 Mile	5 Mile
Population	7,146	57,123	122,268
Households	3,333	25,910	53,256
Avg Household Income	\$118,522	\$76,136	\$71,162
Avg Vehicles Per Day	30,820 ± On Whitesburg Dr.		

### ABOUT THE PROPERTY

2359 Whitesburg Drive is a two-story property located in the heart of Huntsville's medical district near multiple retailers, restaurants, and Huntsville Hospital. This property is primed to capture business professionals from the City's main business neighborhood as well as the many medical facilities nearby.

### LOCATION

2359 Whitesburg Dr.  
Huntsville, AL 35801  
34.712279, -86.574166

### SPACE AVAILABLE

10,777 SF

### PRICE

\$15 psf (NNN)

### FOR MORE INFORMATION CALL

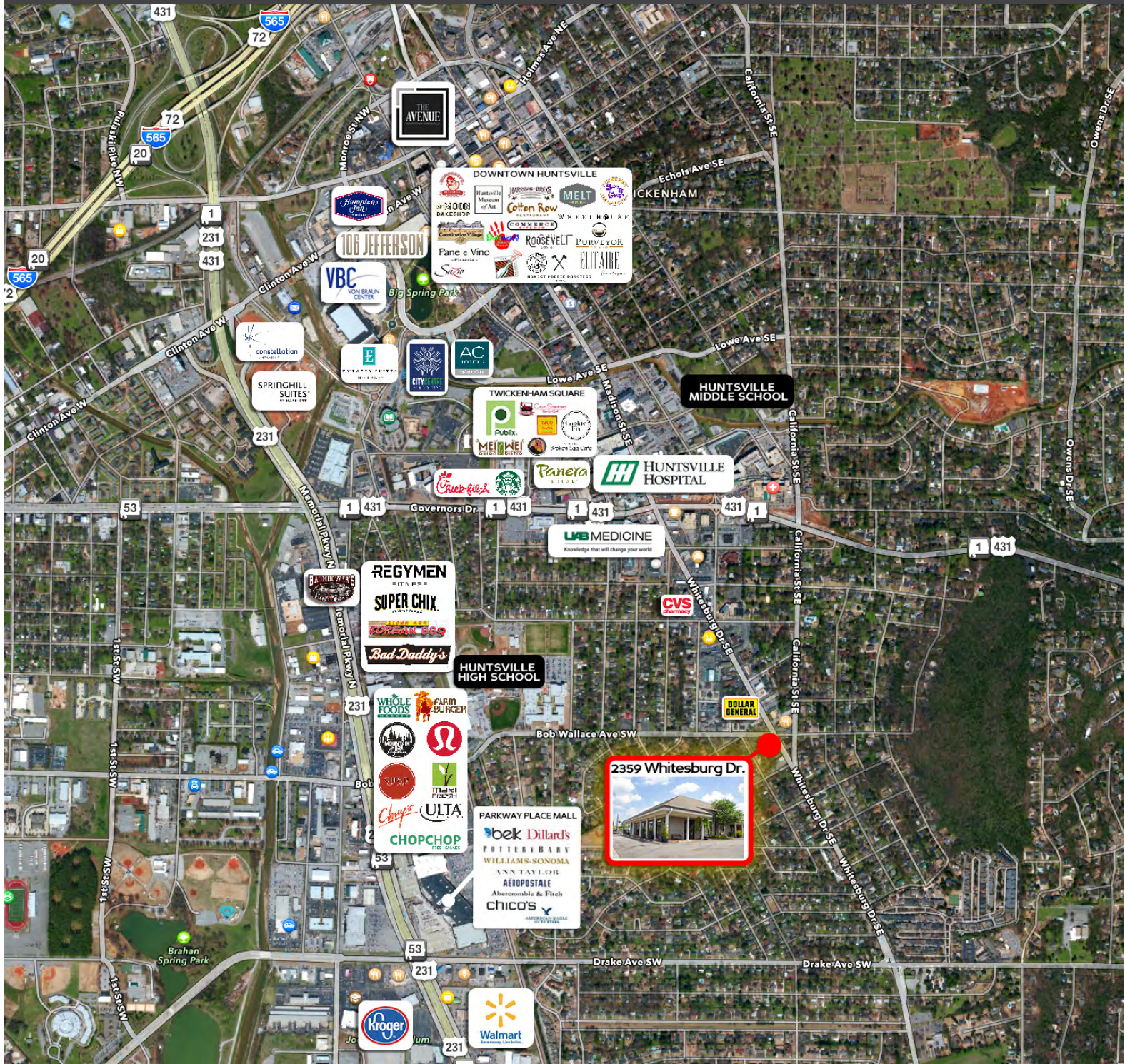
Wesley Crunkleton, CPM  
256-536-8809



**CRUNKLETON**  
COMMERCIAL REAL ESTATE GROUP

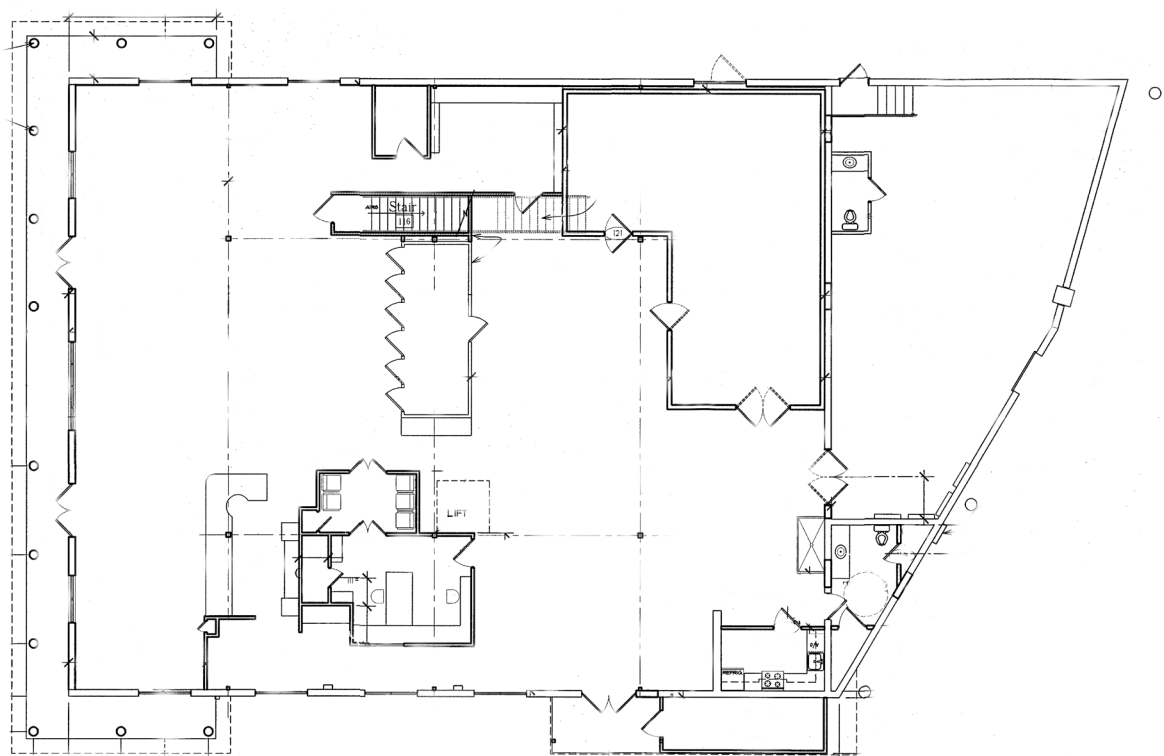


# PROPERTY RETAIL MAP





FIRST FLOOR PLAN



SECOND FLOOR PLAN

