

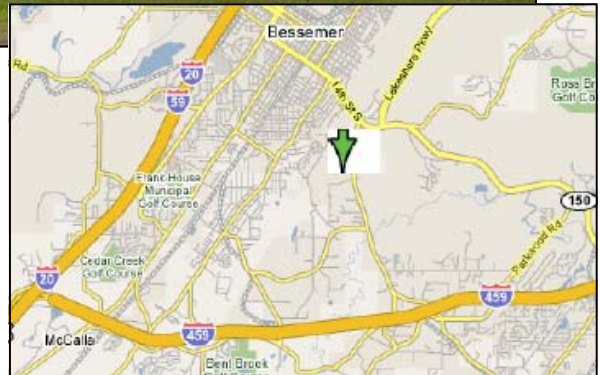
## OFFICE / WAREHOUSE AVAILABLE

3041 DUBLIN CIRCLE  
BESSEMER, AL 35022



### **BUILDING FEATURES**

- **Building Size:** 8,750 square feet
- **Pre-engineered metal panel /masonry construction**
- **Available Space:** 2,500 - 8,750 square feet
- **Loading:** Drive-in
- **Required Term:** Flexible lease terms
- **Conveniently located in Morgan Road Industrial Park**
- **City of Bessemer, Jefferson County**
- **Power:** Three phase power, 800 amp service available
- **Expandable building - High-grade finishings**
- **Outside storage available**



**Lease Rate:**  
**\$7.50 per square foot**

*Information deemed reliable,  
but not guaranteed.*



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