



# Longleaf Realty PARTNERS, LLC

"Creating Value in Commercial Real Estate"

FOR LEASE:  
4200 Bessemer Super Hwy,  
Bessemer AL, 35020

FOR MORE INFORMATION:  
Champ Stewart  
205-910-9084  
[cstewart@longleafrealestate.com](mailto:cstewart@longleafrealestate.com)



26,000 SF Showroom &  
Warehouse Available For Lease

Space Occupied

Space Occupied

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Champ Stewart | Associate Broker | [cstewart@longleafrealestate.com](mailto:cstewart@longleafrealestate.com) | 205-910-9084  
Longleaf Realty Partners, LLC / Information deemed reliable, but not guaranteed

# Showroom & Warehouse

- **Showroom:**

- 12,875 SF showroom & office space
- Multiple offices and meeting rooms
- Large bathrooms
- Great visibility from Bessemer Super Hwy
- AADT: 19,492

- **Warehouse:**

- 13,125 SF warehouse
- 12' clear height
- Two (2) roll up doors
- Compressed air hookups
- 480-volt three phase power
- Lease Rate: \$3.00 NNN PSF



## Location Map:

