



INTERMARK BUILDING

BIRMINGHAM, ALABAMA

INTERMARK BUILDING

101 25th Street North
Birmingham, Alabama 35203

AVAILABLE SF

Up to +/- 19,302 RSF
Suite 101 +/- 6,970 RSF
Suite 2 102 +/- 3,600 RSF
Suite 103 +/- 7,903 RSF

RENTAL RATE

\$26.50 Full Service

AVAILABLE DATE

Negotiable

INVESTMENT HIGHLIGHTS

- Located on a prominent full corner lot with frontage on 1st Avenue North and great visibility & access from Red Mountain Expressway
- Wired with fiber connectivity
- Walking distance to banks, retail and some of Birmingham's hottest bars & restaurants
- 94 parking spaces in a surface lot adjacent to the building
- Covered outdoor patio, access a shared board room at no additional charge on a scheduled basis, and fully-furnished suites

AGENT

MEREDITH CALHOUN, CCIM
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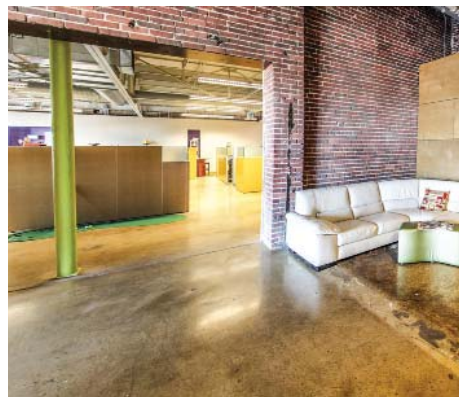
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| INTERMARK BUILDING |



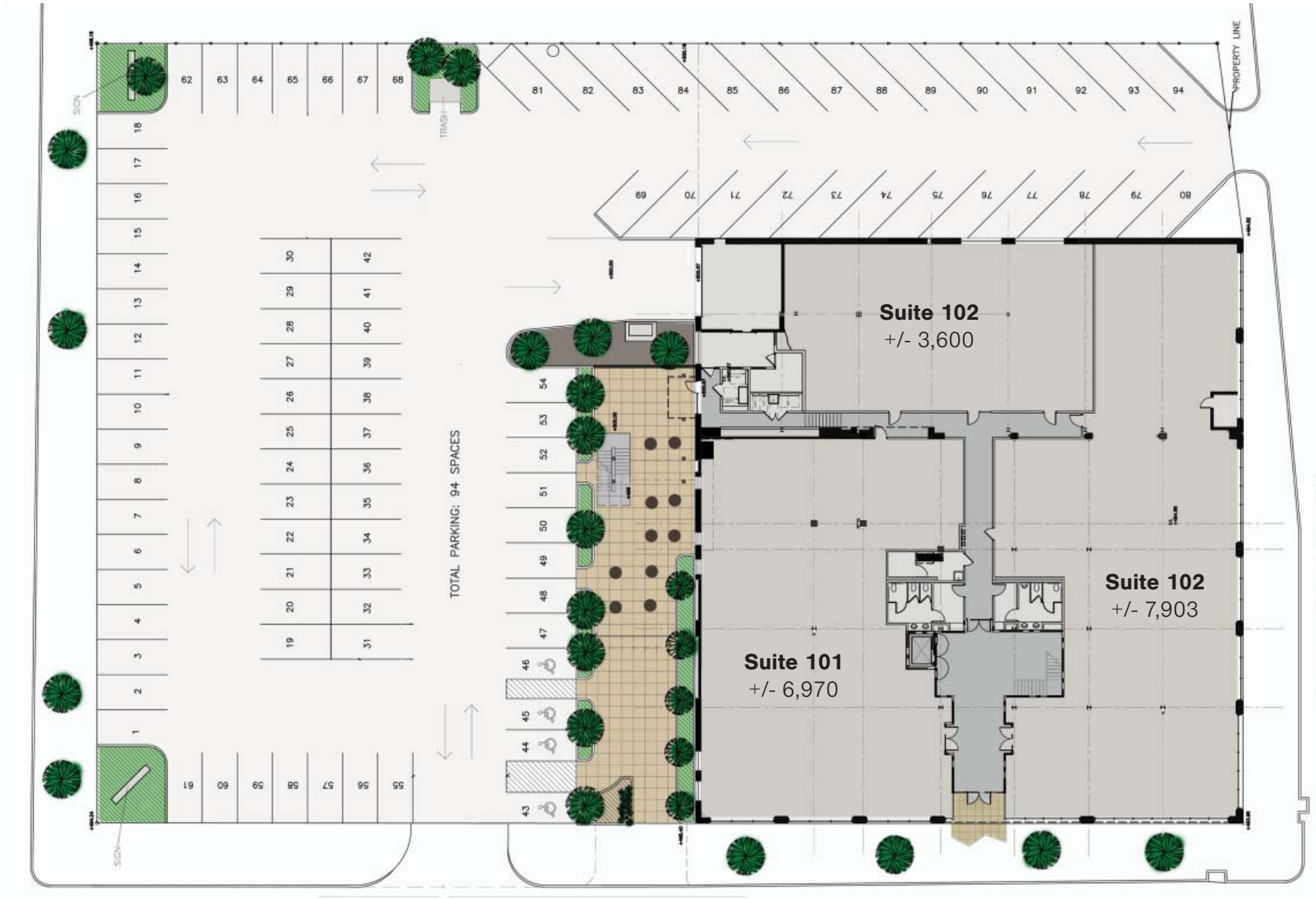
| EXECUTIVE SUMMARY |

The subject property consists of a full corner lot within Birmingham's Central Business District. The building is located at the corner of 1st Avenue North and 25th Street.

The Intermark Building is a redevelopment of the former Ford Car Dealership and Rogers Trading Company into an office space for Intermark Group and Vazda Studios, Inc. The building is a marquee historic location that would serve as a gateway from the Highway 31 entrance into the Central Business District. At the time of the redevelopment to adaptively reuse the building, it was already rich in history and character. It was transformed to facilitate a modern work environment and enable growth for the area, all while preserving the building's historic nature. The building's raw industrial backdrop of concrete and exposed steel, contrasted with sleek modern office space, provides a harmonious combination while offering natural light and open layouts.

Location	101 25th Street North, Birmingham, Jefferson County, Alabama 35203
Year Built	1924, redeveloped in 2007
Rental Rate	\$26.50 Full Service
Building Size	38,000
Available SF	Up to +/- 19,302 RSF (Suite 101 +/- 6,970 RSF, Suite 102 +/- 3,600 RSF, Suite 103 +/- 7,903 RSF)
Site Size	1.37 acres
Parking Ratio	94 parking spaces in a surface lot adjacent to the building
Sprinkler	Yes
Elevator	Yes
Amenities	<ul style="list-style-type: none">• Located on a prominent full corner lot with frontage on 1st Avenue North and great visibility from Red Mountain Expressway• Wired with fiber connectivity• Excellent access to I-59/I-20 and Red Mountain Expressway• Walking distance to banks, retail and some of Birmingham's hottest bars & restaurants• 94 parking spaces in a surface lot adjacent to the building• Covered outdoor patio, access a shared board room at no additional charge on a scheduled basis, and fully-furnished suites
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| FLOOR PLANS |



*Combined suites, less necessary additional common area, provides for up to +/- 19,302 RSF, on the first floor, available to lease.

| AREA AMENITIES |

