

Industrial Opportunity

For Sale

CBRE

±56,593 SF Industrial Building

200 Hattaway Road, Opp, AL 46567



Project Features

CBRE is pleased to announce an excellent purchase opportunity at 200 Hattaway Road in Opp Alabama. Plant 1 was built in 2006 and is in excellent condition. Consisting of ±56,593 SF this free-standing industrial building is situated on ±22.90 AC located in Covington County Alabama.

Asking Price: \$2,520,000

PROPERTY DETAILS

Address	200 Hattaway Road, Opp, Alabama 46567
Building Size	±56,593 SF Freestanding, Industrial Building
Office	±4,909 SF; 2-Story
Grade-Level Doors	Five (5) Grade-Level Doors
Dock-High Doors	Two (2) Dock-High Doors
Warehouse Clearance	TBD Minimum Warehouse Clear Height
Parking	1.60:1,000 SF Parking Ratio (±91 Spaces)
Power	TBD
Location	Covington County Alabama
Additional Features	Environmental Assessment completed October 2022, no issues
	Title V operating permit with 245-ton VOC emissions limit





SOUTH VIEW



DOCK HIGH LOADING



SHOP VIEW



CHEMICAL STORAGE BUILDING



LOBBY



OFFICE AREA



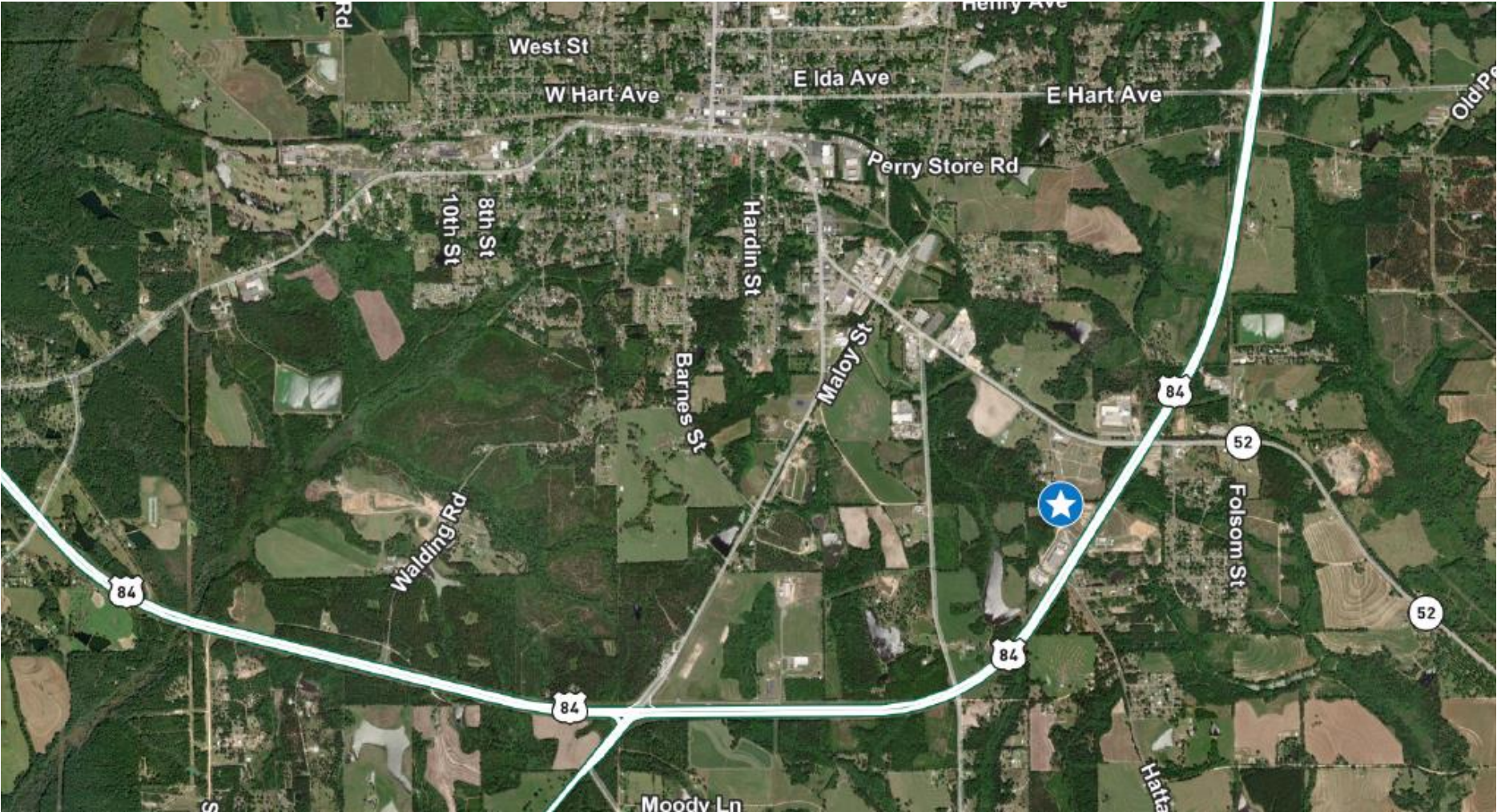
CHEMICAL STORAGE BUILDING



SHED

SITE OVERVIEW

Parcel No. (APN)	TBD
Total Site Area	±22.90 AC
Total Site Square Footage	±997,524 SF
Year Built	2006
Zoning	TBD
County	Covington County



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