

Building Profile

Alabama Site Selection Database

Gerber I

City: Evergreen

County: Conecuh



Building Id: 5698

Street Address: Kendall Avenue

Nearest City: Evergreen

Within City Limits: Yes

Zip Code: 36401

Latitude: 31.424415

Longitude: -86.969669

Located in Industrial Park: No

Park Name:

Within Enterprise Zone:

Within Favored Geographic Area: Yes

Within Renewal Community: Yes

General Building Data

Total Size: 255,000 sq.ft.

Space Available: 255,000 sq.ft.

Multi-tenant: Yes

Building Dimensions

Number of Buildings: 2

Number of Floors: 2

Largest Production Area: 165,000 sq.ft.

Office Area: 10,000 sq.ft.

Building Expandable: No

Expandable to:

Floor Thickness:

Total Acreage: 10

Additional Available: Yes

Ceiling Height: Eave: 20 ft.
Max: 25 ft.

Bay Spacing: Length:
Width:

Air Conditioned

Heated:

Cranes: Number of Cranes:
Capacity of Largest:
Under Hook:

Truck Docks

Dock Level: 10
Drive In:

Year Built: 1970

Last Expansion:

Refrigerated Area:

USDA Approved:

Sprinklers:

Construction Material: Primary: Metal
Secondary: Conc Blk

Parking Paved: Yes

Number of Cars: 300

Zoning: Light Industrial

Previous Use: Warehouse

Previous Use Description: Gerber childrens clothing

Transportation

Rail Service: Provider: CSX Transportation
Track Status: < 1500ft
Provider #2:
Track Status: Not Available

Waterway

Nearest Commercial Air City: Dock Facility: Port > 50 miles
Montgomery, AL

Miles to Nearest Service: 70 mile(s)

Highways

Highway Type	Highway Name	Miles to Access	Four Lane
Interstate	I-65	3	
Federal Highway	31	0	Yes
Federal Highway	84	0	Yes

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Economic Development Partnership of Alabama
www.edpa.org

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Utilities

Natural Gas

Provider: Conecuh-Monroe Gas District
Status: Existing
Size of Main: 4 in.
Main PSI:

Electricity

Provider(s): Evergreen Utilities
Alabama Power Company
Status: Existing
Amps:
Phase: 3
Voltage:

Water

Provider: Evergreen Utilities
Status: Existing
Size of Main: 8 in.

Telecommunications

Service Provider: AT&T
Fiber Optics: Yes
Redundancy: Yes
xDSL Available: Yes

Sewer

Provider: Evergreen Utilities
Status: Existing
Size of Main: 6 in.

Price

Base Rent (Annual)

\$0.25

Base Rent

per sq.ft.

Sale Price

Negotiable

Date Quoted

Feb 16, 2012

Price Comments

Lease price of \$63,750/annum for 7 year lease

Key Building Features

Gated private entrance, two main warehouses; 1) 165,000 sq/ ft. and 2) 65,000 sq. ft. with three open bays connecting the warehouses.

General Comments

Building information is current as of 2/16/12

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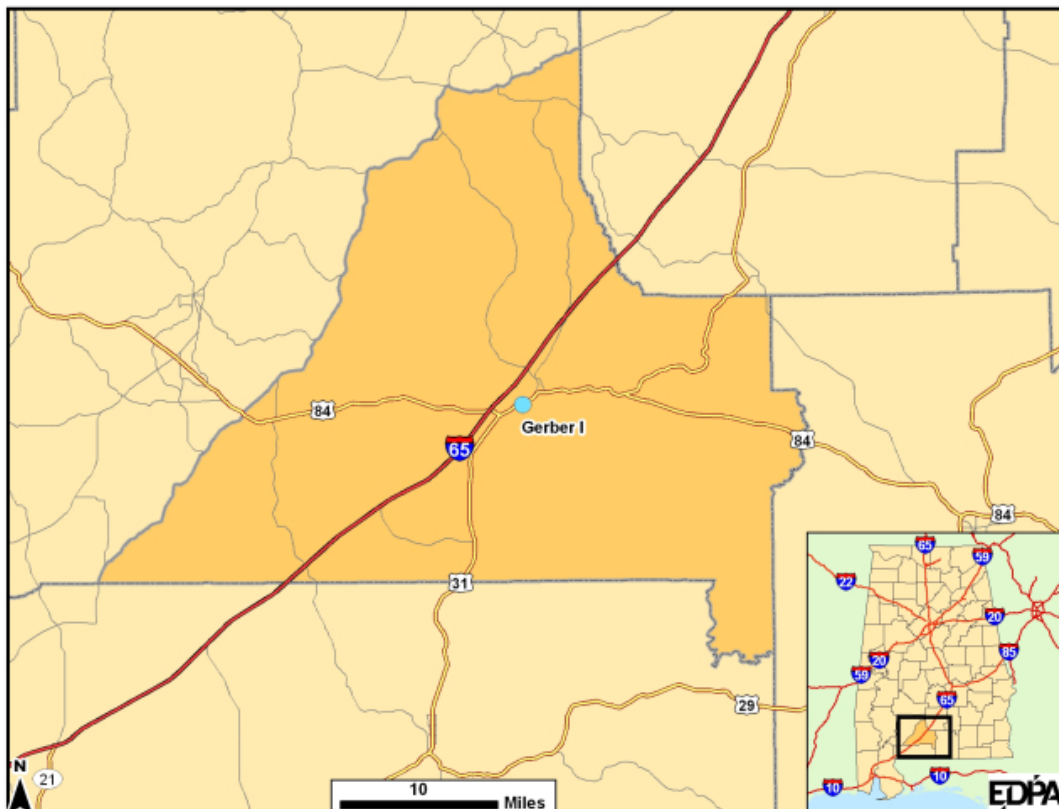
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