

2415 13TH ST

Tuscaloosa, AL 35401

Lease Rate:
\$1,385 / MO

Freestanding Office
FOR LEASE





PROPERTY OVERVIEW

Highlights

- 1,510 SF freestanding office
- 4 private offices + conference room
- Two private restrooms
- Private driveway + street parking
- Central Tuscaloosa location

2415 13th Street offers approximately 1,510 SF of freestanding office space in Central Tuscaloosa. The single-tenant building features a functional existing office layout with four private offices, a conference room, and two restrooms, providing a practical setup for professional, administrative, or appointment-based users.

The property offers the privacy and control of a standalone office, along with two private driveway parking spaces and additional street parking. Located within Tuscaloosa's Downtown Perimeter District, the property provides convenient access to the surrounding downtown and central Tuscaloosa area.

Property Specs

Property Type

Freestanding Office

Building Size

1,510 SF

Year Built

1950

Private Offices

4

Parking

2 Private Spaces + Street

Lease Type

NNN

Lease Term

36-60 Months

Tenancy

Single-Tenant

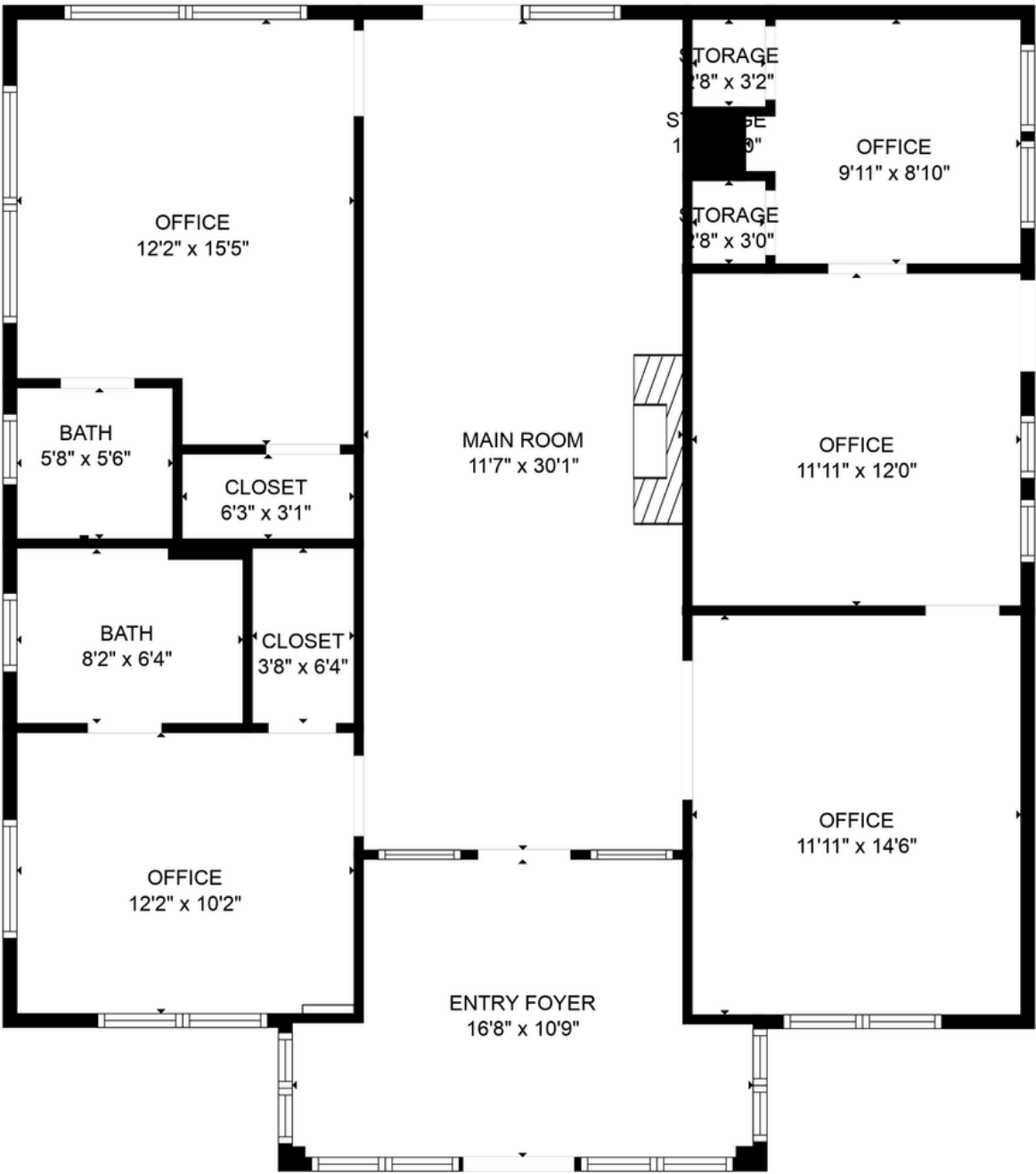
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Property Photos



FLOOR PLAN



GROSS INTERNAL AREA
FLOOR 1: 1394 sq. ft
TOTAL: 1394 sq. ft

MEASUREMENTS ARE CALCULATED BY CUBICASA TECHNOLOGY. DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.

LOCATION & ACCESS

Tuscaloosa, Alabama



Location Overview

2415 13th Street is located in Central Tuscaloosa within the Downtown Perimeter District. The property provides straightforward access to the surrounding downtown area and can be reached from University Boulevard via Greensboro Avenue and 13th Street.

- Central Tuscaloosa location
- Downtown Perimeter District
- Convenient access to University Blvd
- Access via Greensboro Ave and 13th St
- Private driveway + street parking

Need a New Space for Your Business?

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Richard Henry

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REALTOR® | Qualifying Broker



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