



**EXTRAORDINARY DELIVERED**

# 1800 & 1900 INTERNATIONAL PARK

Birmingham, Alabama  
Investment Sales

## OPPORTUNITY

Consisting of three Class A office buildings totaling 378,096 SF, 1800 & 1900 International Park is ideally located in the Hwy 280/Jefferson submarket, one of Birmingham's largest and highest performing markets and major employment and retail node for Birmingham.

## SOLUTION

- Highlighted the Property's premier location, which provides immediate connection to all of Birmingham's major employment centers, best retail, affluent residential neighborhoods, and top-rated schools.
- Emphasized strong rent roll stability with considerable upside opportunity in Birmingham's top rent submarket.
- Marketed portfolio in-place rents, which are 9% below market, creating an excellent mark-to-market opportunity.

## RESULTS

Transwestern's Southeast Investment Services Group closed the \$34,500,000 sale of 1800 & 1900 International Park. The Property offered an ideal blend of income stability and upside potential.