



2 North 20<sup>th</sup> Street, Suite 1700  
Birmingham, AL 35203  
205.323.2020  
[www.harbertrealty.com](http://www.harbertrealty.com)

## **Harbert Realty Services Announces Successful Leasing Year at Two North Twentieth Building**

Two North Twentieth (TNT) office building, located at the intersection of Morris Avenue and 20<sup>th</sup> Street North, has seen a recent flurry of leasing activity.

Arlington Properties, a management and development company focusing on multi-family and mixed-use projects, is now a full floor tenant on the 7<sup>th</sup> floor of TNT. The firm moved its corporate office from their 2<sup>nd</sup> Avenue location earlier this month.

Space on the first floor of the building is now occupied by Vineyard Brands. Vineyard Brands, led by CEO/President Gregory Doody, imports and sells fine wines through preferred retailers and restaurants throughout the US. Their new space includes 14-foot ceilings as well as excellent street-front exposure at the corner of 20<sup>th</sup> Street and Morris Avenue.

Small Business Association (SBA) will occupy all of the 2<sup>nd</sup> floor, the former BBVA Compass space, as well as part of the 3<sup>rd</sup> floor of TNT. Brassfield & Gorrie (contractor) and KPS Group (architect/designer) are leading the redesign. Construction began last week.

“TNT building had a very successful 2017 with 46,000 square feet leased,” stated Harbert Realty Services’ Vice President of Transaction Services, Tanner Sumners, who handles leasing for the building. “We look forward to an equally productive 2018.” In move-in-ready condition, only one floor remains available in the building. Suites as small as 650 square feet are available for lease. TNT is conveniently located within walking distance to UAB, the CBD, Railroad Park, and Regions Park as well as many restaurant and retail locations.

### **About Harbert Realty Services, LLC**

Founded in 1983, Harbert Realty Services, LLC (HRS), is a privately held commercial real estate organization with a clear mission: Create value for our clients and investor partners. HRS is headquartered in Birmingham, Alabama and retains a team of more than 60 real estate professionals that are experts in the office, retail, medical and multi-family sectors. HRS has built its footprint throughout the southeastern United States with offices in Atlanta, Orlando and Jacksonville Florida. HRS is focused on delivering best-in-class real estate expertise in Brokerage, Leasing, Project/Construction Management, Property/Asset Management, Tenant Representation, Development and Investment Services. Separately, HRS owns ROCK Apartment Advisors (the multifamily investment sales leader in the mid-South) and Harbert Lease Solutions (a global lease administration and real estate accounting service provider). As a majority owned subsidiary of Harbert Management Corporation [www.harbert.net](http://www.harbert.net), HRS’ mix of experience, resources and reach provides our clients a comprehensive array of professional real estate services. Value Creation Begins, *Here*. Learn more about HRS at [www.harbertrealty.com](http://www.harbertrealty.com).

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**CONTACT:**

Harbert Realty Services, LLC

Kim Varagona

[kvaragona@harbertrealty.com](mailto:kvaragona@harbertrealty.com)

205-918-8104