

PROPERTY SUMMARY



OFFERING SUMMARY

LEASE RATE:	\$7.00 - 9.00 SF/yr (NNN)
STATUS:	Pad-ready
LOT SIZE:	3.8 Acres
VIDEO:	View Here

PROPERTY OVERVIEW

Pad & Permit ready 3.8 acres for 50,000-150,000 SF warehouse
Landlord can accommodate additional pads for 100,000 - 150,000 SF for qualified tenant

PROPERTY HIGHLIGHTS

- Building Size : 50,000 to 150,000 SF for qualified tenant
- Parking & Floors : To Suit Tenant
- 36-foot clear height | multiple docks | custom column spacing | concrete tilt-up construction |
- Transportation Accessibility:
 - Winter Haven Intermodal Logistics Terminal: 15 minutes
 - Hwy & Interstates: Hwy 27 : 3 mins. | Hwy 60: 5 mins. | I-4: 50 mins.
 - Ports: Tampa: 70 mins. | Manatee: 93 mins. | Canaveral : 96 mins. | Miami: 198 mins.
 - International Airports: Orlando: 75 mins. | Tampa: 77 mins. | SW Florida: 129 mins. | Miami: 196 mins.

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