

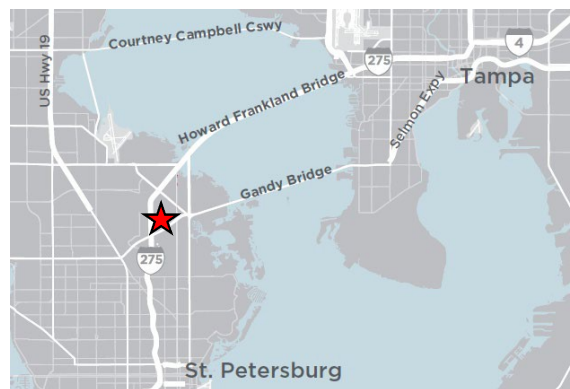
100% CLASS A TILT-WALL



46,025 SF Industrial Space Available

100% AC, Tilt-wall construction

Available:	46,025 SF
Office Build Out:	± 11,000 SF
Class:	A
Built/Renovated:	2000 / 2019
HVAC:	100%
Power:	3 phase, 3600 amp, 270 / 480 volt
Parking:	1.98/1,000 SF (258 spaces)
Site Size:	10.03 acres
Docks:	Up to 17 ext (14 pit levelers, 11 dock seals)
Ramp:	1 (10'w x 15'h)
Column Spacing:	40' x 45'
Sprinklers:	100% ESFR
Construction:	Tilt-wall
FFE:	9.0' [top of bottom floor: 12'1"]
CeilingHt.	28'
Tenancy:	Single or Multiple

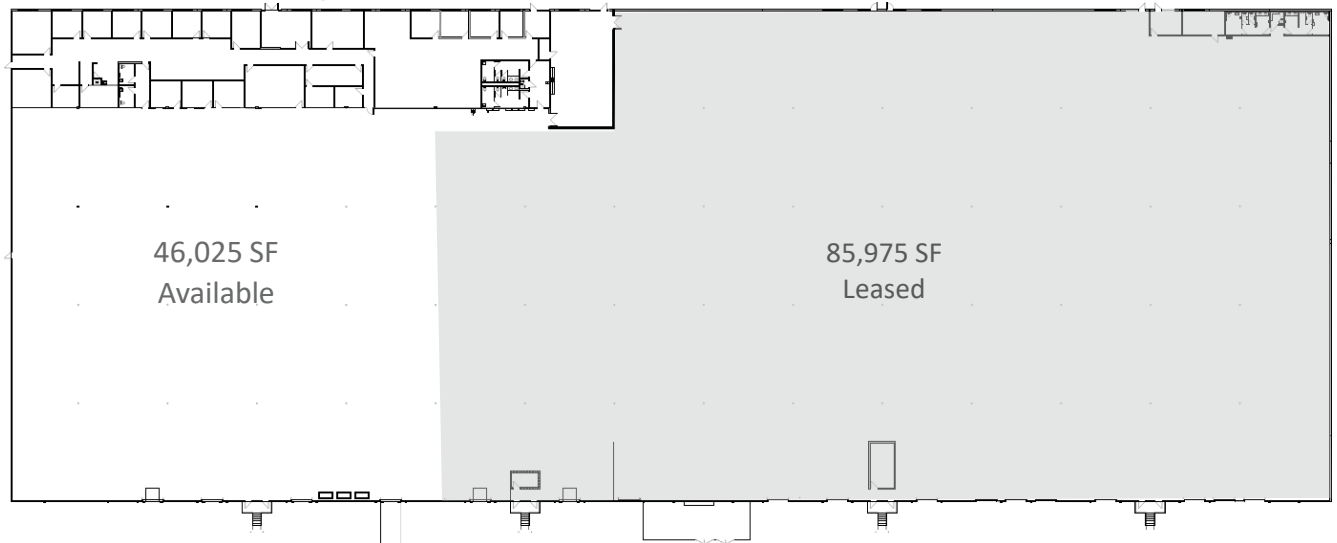
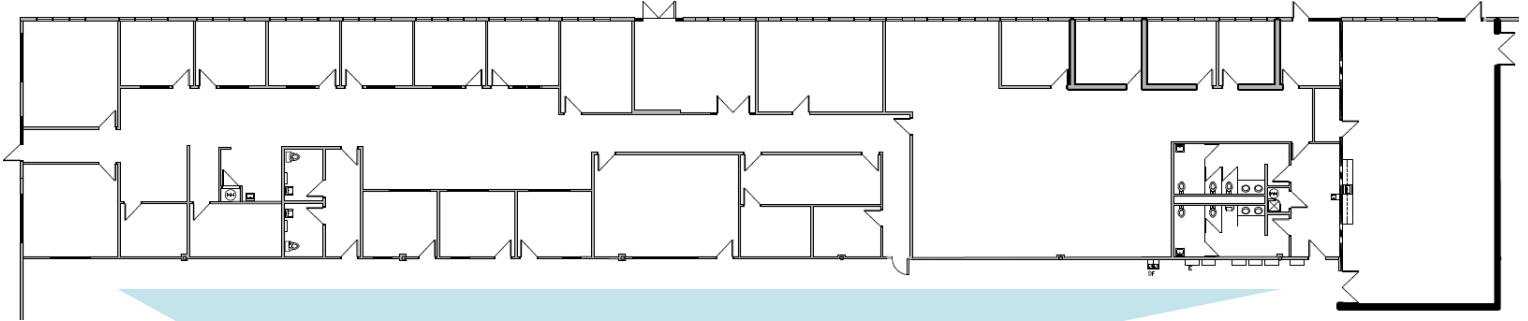


John B. Jackson, CCIM, SIOR
Senior Director
+1 813 424 3202
john.jackson@cushwake.com

Jessica Mizrahi
Director
+1 813 204 5323
jessica.mizrahi@cushwake.com

JT Faircloth
Senior Associate
+1 813 204 5362
jt.faircloth@cushwake.com

Cushman & Wakefield
One Tampa City Center, Suite 3300 Tampa, FL 33602
+1 813 223 6300
cushmanwakefield.com



Availability

Entire Building	46,025 SF (divisible) (±11,000 SF office)
Rate:	Call for Rate
2021 Est. Ops	\$2.29/ SF

