



ARES  
INDUSTRIAL  
MANAGEMENT

# THE PARK @ 429

641 EAST CROWN POINT ROAD, OCOEE, FL 32761

FOR LEASE | 18,060 - 81,360 SQ FT | Class A Warehouse Facility



**MATT SULLIVAN, SIOR, CCIM**

Executive Managing Director  
407-930-1802  
matt.sullivan@jll.com

**KRISTIN GRIFFIN**

Senior Vice President  
407-930-7103  
kristin.griffin@jll.com

DEVELOPED BY

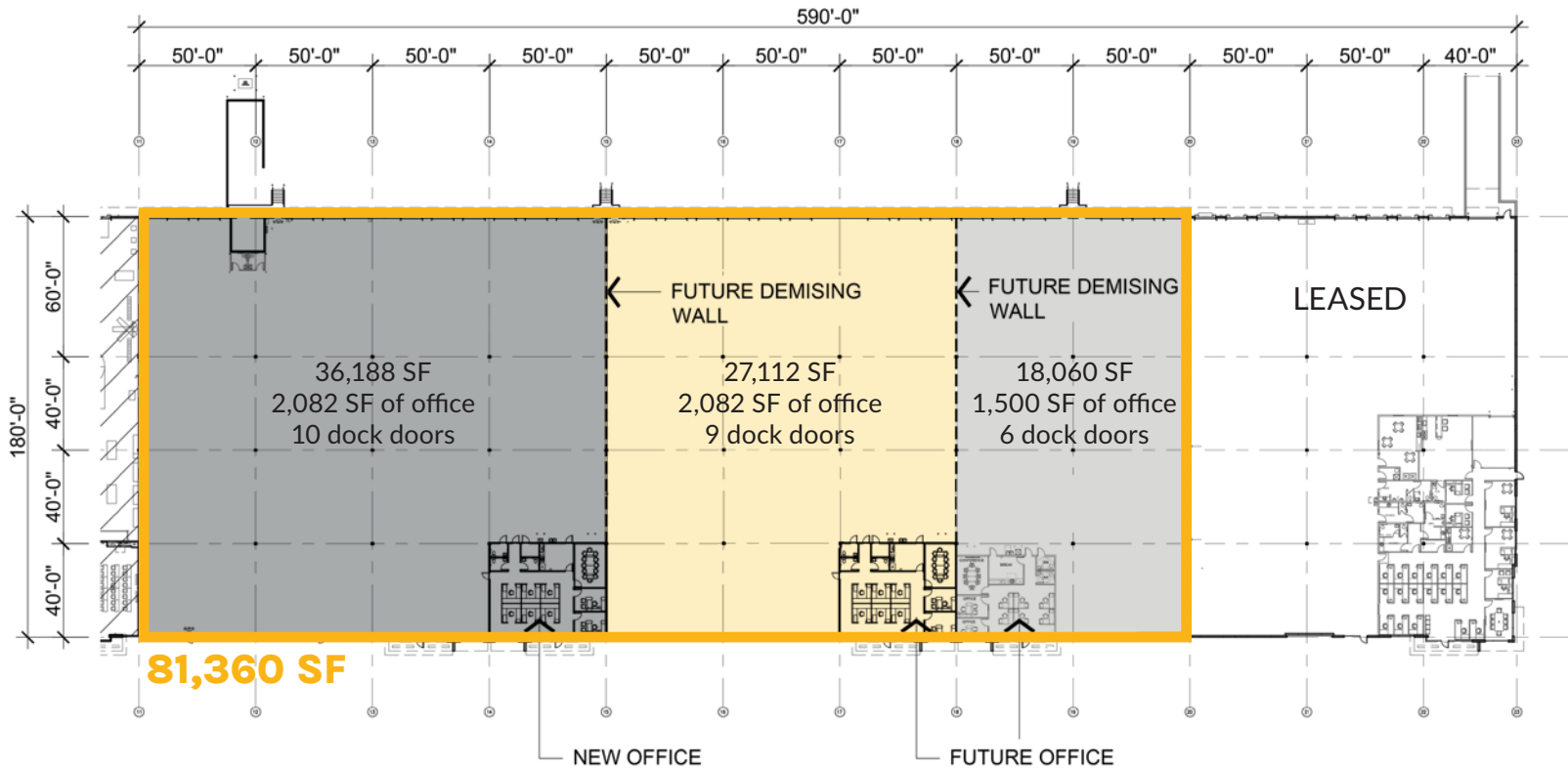


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# Property FEATURES

- 81,360 SF available
- Multiple demising options
- **Divisible to 18,060 SF**
- 32' clear height
- 25 - 9' x 10' dock doors
- Rear load
- ESFR fire protection
- 130' truck court with 50' concrete apron
- 1.10/1,000 SF parking ratio
- Please call for pricing

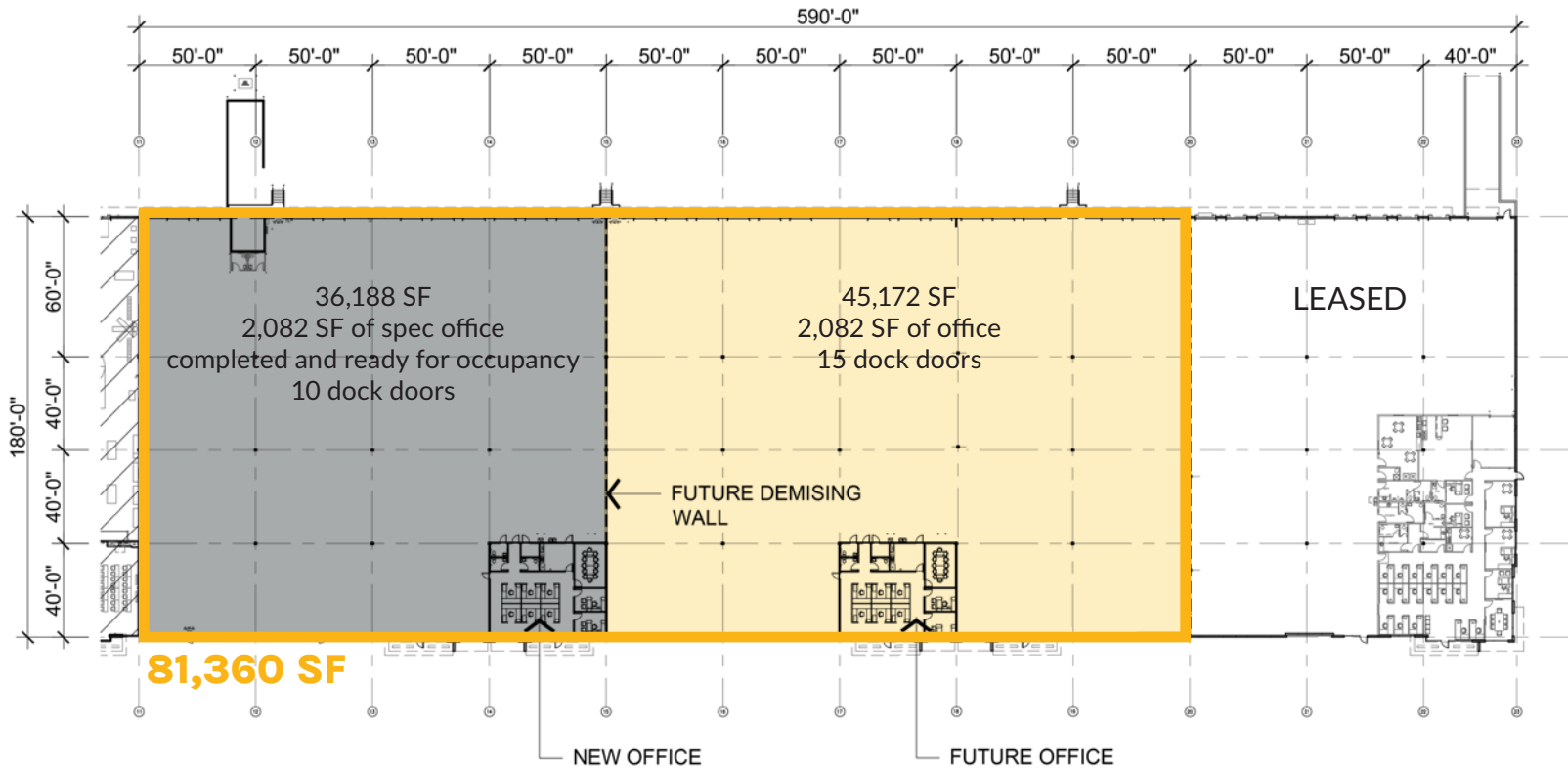
## DEMISING OPTION A



# Property FEATURES

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## DEMISING OPTION B



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# Location HIGHLIGHTS

- Immediate access to SR 429
- Five minutes to Florida Turnpike-SR 408 interchange
- Minutes from downtown Ocoee and downtown Winter Garden
- Tenants in the area include City Furniture, Express Signs and Paradise Grills
- Numerous restaurants and big box retailers such as Wal-mart and Lowe's, along with the West Oaks Mall are within 15 minutes



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## ABOUT ARES MANAGEMENT CORPORATION

Ares Management Corporation (NYSE: ARES) is a leading global alternative investment manager offering clients complementary primary and secondary investment solutions across the credit, private equity, real estate and infrastructure asset classes. We seek to provide flexible capital to support businesses and create value for our stakeholders and within our communities. By collaborating across our investment groups, we aim to generate consistent and attractive investment returns throughout market cycles. For more information, please visit [www.aresmgmt.com](http://www.aresmgmt.com).



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