

INDUSTRIAL REALTY SOLUTIONS

ALL INDUSTRIAL...ALL THE TIME

90,079 SQ. FT. INDUSTRIAL FACILITY

6101 45TH STREET NORTH, PINELLAS PARK, FLORIDA 33714



- **90,079± SQUARE FOOT MANUFACTURING FACILITY**
- **7,600± SQUARE FEET OF NICELY FINISHED OFFICE & SHOWROOM**
- **82,479± SQ. FT. WAREHOUSE AND LIGHT MANUFACTURING**
- **22.8'-31.5' CLEAR HEIGHT**
- **MULTIPLE OVER SIZED GRADE LEVEL LOADING DOORS**
- **DOUBLE TRUCK WELL**
- **HEAVY 3-PHASE POWER**
- **FULLY SPRINKLERED FACILITY**
- **2 TON AND 4 TON CRANES**
- **BUILT IN 1970, ADDITION IN 2015**
- **5.13 ACRE MOL SITE**
- **M-1 ZONING-PINELLAS PARK**
- **61+ PARKING SPACES FOR OFFICE AREA PLUS PAVED, FENCED AREAS**
- **FENCED LOADING, PARKING AND OUTSIDE STORAGE AREA**
- **MID-PINELLAS LOCATION**
- **FOR LEASE OR SALE**

FOR ADDITIONAL INFORMATION CONTACT:

DERON THOMAS, CCIM, SIOR

CELL (727) 204-0201

TYLER THOMAS, JD

OFFICE (727) 724-3300

FAX (727) 493-0960



INDUSTRIAL REALTY SOLUTIONS, INC.

P.O. Box 1485

SAFETY HARBOR, FL 34695-1485

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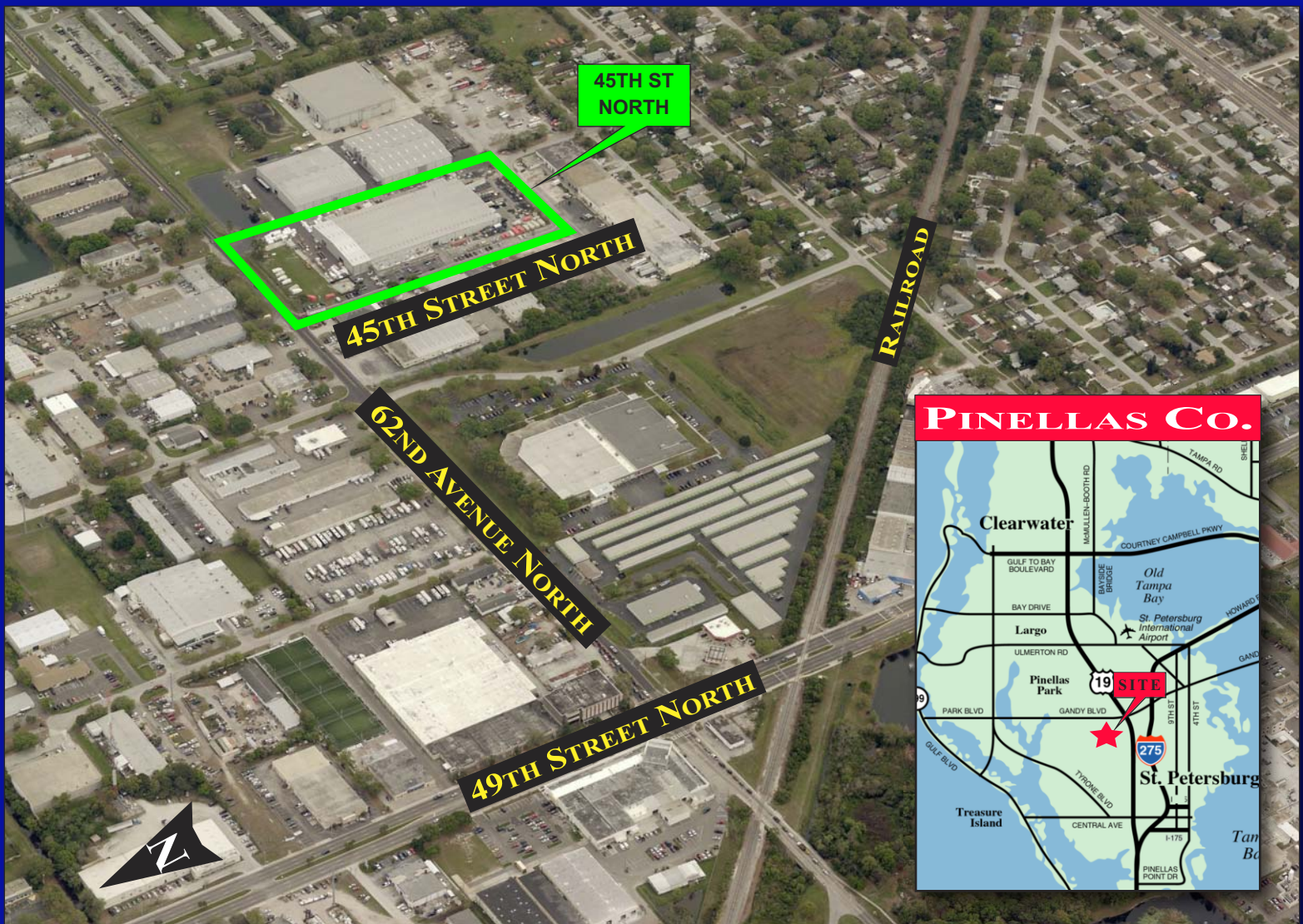
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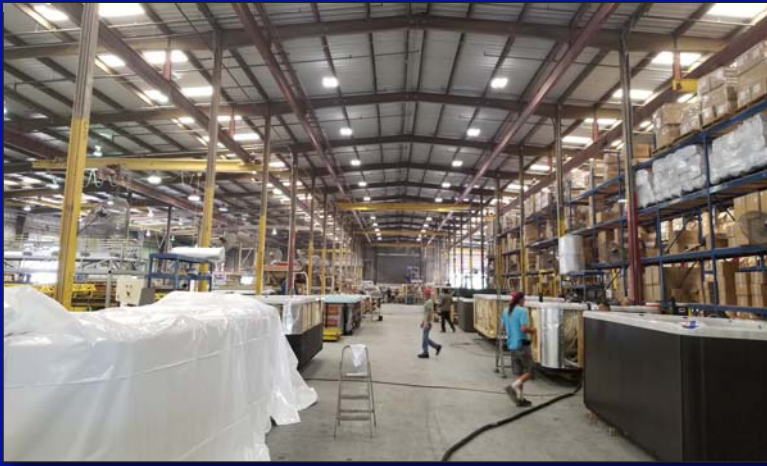


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