

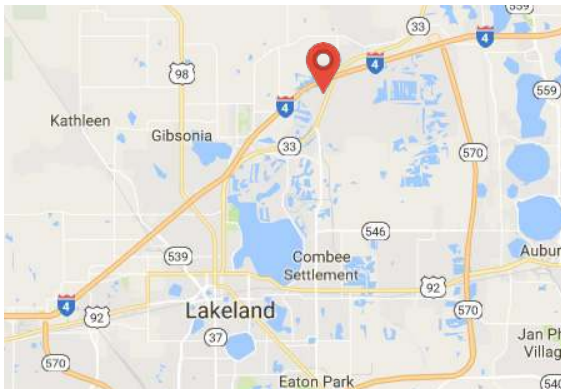
Great Statewide Distribution Opportunity!



BUILDING SIZE 360,000 SF | **AVAILABILITY** 360,000 SF

6800 State Road 33 North

Lakeland, FL

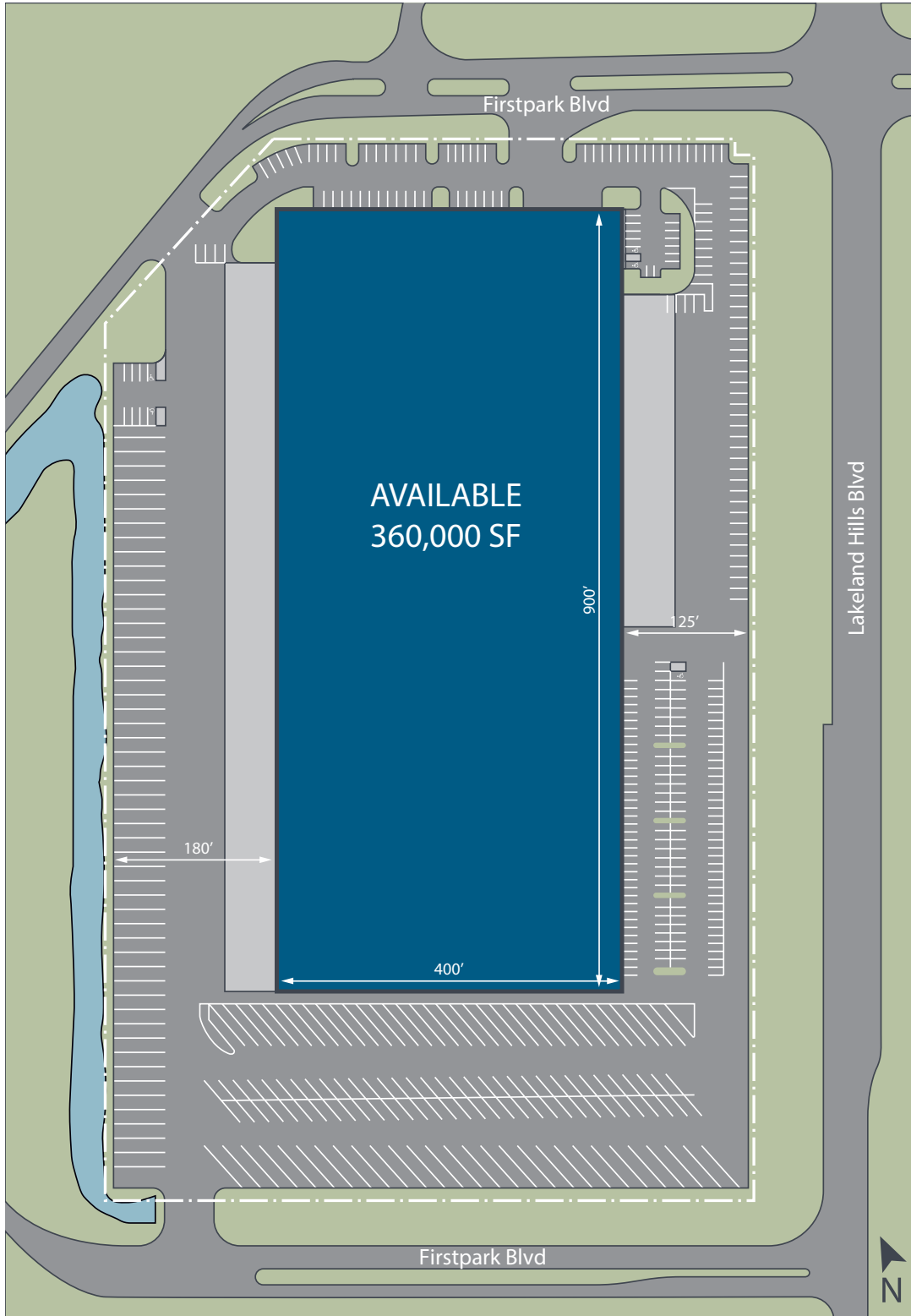


PROPERTY SPECIFICATIONS

- » 360,000 SF centrally located statewide distribution center
- » Conveniently located at the I-4 SR-33 interchange
- » Located in the heart of Central Florida, just 30 minutes east of Tampa and 40 minutes west of Orlando
- » 13,200 SF of office space
- » 30' clear ceiling height
- » Cross dock configuration
- » 54 (9' x 10') dock doors with levelers
- » 298 car parking spaces and 160+ trailer parking spaces
- » Fully air-conditioned warehouse
- » 50' x 50' Column spacing
- » 40,000 SF of expansion capacity
- » **New carpet & paint in office area**
- » **New LED lighting in the warehouse**

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