

# 4720 GATELAND DRIVE LAKELAND, FL

Leasing Warehouse Space for Distribution & Manufacturing



## DISTRIBUTION / MANUFACTURING WAREHOUSE

4720 Gateland Drive is 5 minutes & 3 miles from I-4 at County Line Road (Exit 25) and is a private location in an established business park.

### SPECIFICATIONS

 **109,200 SF dock-high building**

 **27,300 SF minimum**

 **30' clear height**

 **2.6 acres of additional trailer parking**

NEED WAREHOUSE SPACE?

CALL TODAY!

**THE**  
**Ruthvens**

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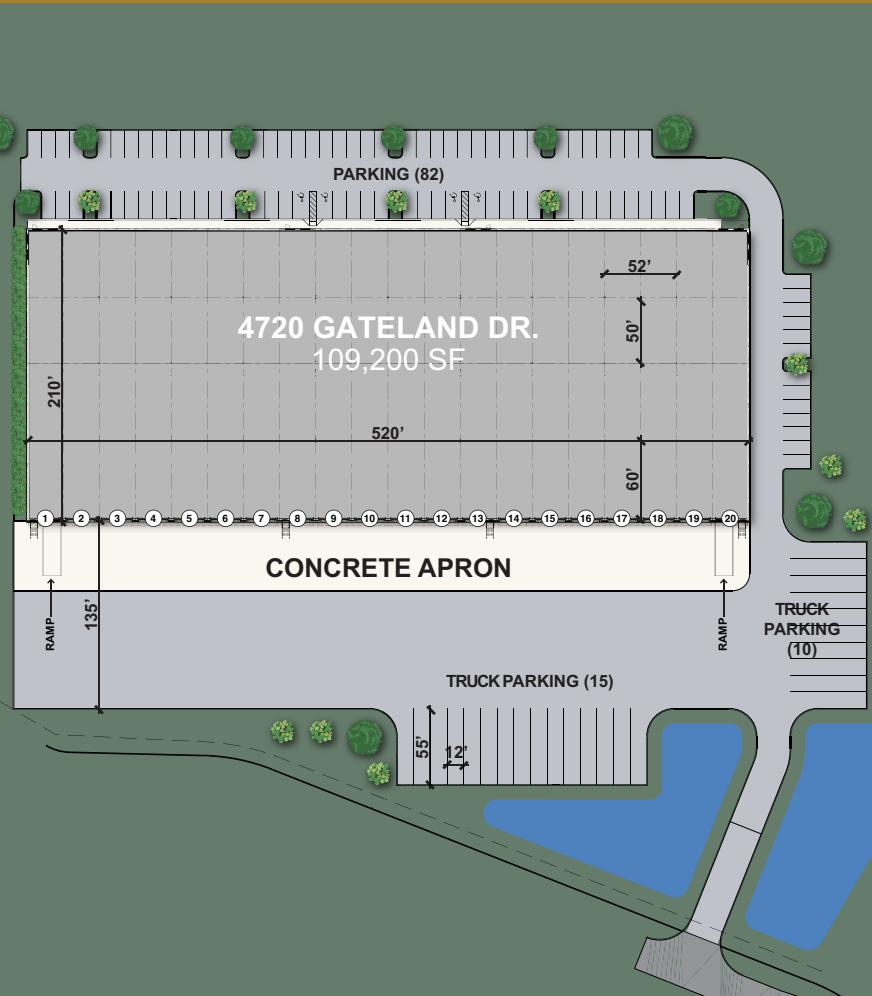
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# 4720 GATELAND DRIVE LAKELAND, FL

109,200 SF Dock-High Warehouse Space



-  Bays are 26' x 210'
-  10' x 10' dock-high doors
-  12' x 14' ramp doors
-  30' clear height
-  2.6 acres additional trailer parking
-  Tilt wall construction
-  ESFR fire sprinkler system
-  LED lighting
-  Web accessible security cameras
-  City water and sewer
-  Additional sewer connections available
-  277/480V 3-phase electric & 120/208V 3-phase electric



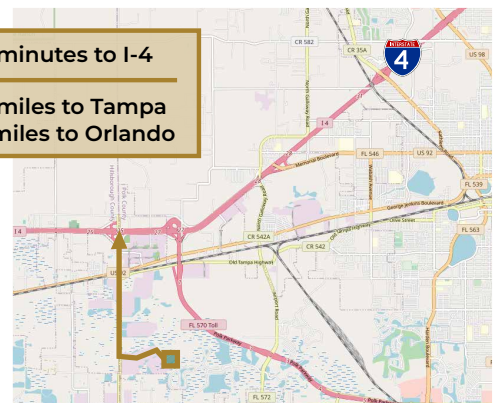
## LAKELAND IS AN IDEAL LOCATION FOR DISTRIBUTION

10 million people within 100 miles

20 million people within 200 miles

5 minutes to I-4

38 miles to Tampa  
40 miles to Orlando



# THE Ruthvens

Central Florida's  
Warehouse Specialists

863-686-3173 • Ruthvens.com

We build more than warehouses... we build relationships!