

Industrial | For Lease



Bridgewater Commerce Center



Immediate Access to I-4 and Hwy 33

7270 Bridgewater Center Dr
Lakeland, FL 33805
www.cbre.us/david.murphy

68,510 SF AVAILABLE



Property Features

AVAILABLE SF	68,510 SF
TOTAL SF	275,672 SF
CLEAR HEIGHT	36'
COLUMN SPACING	50' X 56'
TRUCK COURT DEPTH	190' WITH TRAILER STORAGE
AUTO PARKING	35
DOCK DOORS	14
GROUND LEVEL DOORS	1 12'X14' DOORS WITH RAMP
TRAILER PARKING	13 TRAILER SPOTS
TRUCK APRON	60' CONCRETE
ZONING	PUD - GENERAL WAREHOUSING & STORAGE



Construction Overview

BUILDING CONSTRUCTION	CONCRETE TILT WALL
ROOF SYSTEM	TPO
FIRE SPRINKLERS	ESFR
UTILITIES	Lakeland Utilities (Water & Sewer)
INTERIOR LIGHTING	T-5
WINDOWS	2 CLERESTORY PER BAY
HVAC SYSTEM	OFFICE ONLY





Key Distances

- + 8-hour drive to 45.5 million people
- + Immediate access to I-4 interchange
- + Adjacent to Florida State Hwy 33
- + 4.8 miles to the Polk Parkway/570
- + 10.8 mile to Downtown Lakeland
- + 16 miles to Lake Lakeland Linder Int'l Airport
- + 38 miles to Tampa
- + 47.6 miles to Orlando Int'l Airport
- + 58.8 miles to Downtown Orlando
- + 258 miles to Miami
- + 197 miles to Jacksonville
- + 448 miles to Atlanta, GA
- + 425 miles to Charleston, SC
- + 89 miles to Space Coast
- + Fronting Interstate 4 At Exit 38

Contact Us

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