

2850 INTERSTATE DR

36,238 SF AVAILABLE FOR LEASE

- **AVAILABLE IMMEDIATELY**
- **1ST GENERATION OFFICE SPACE**
- **3 PHASE/480V/400 AMPS (ADDITIONAL 2,000 AMPS AVAILABLE)**



SUITE SPECS

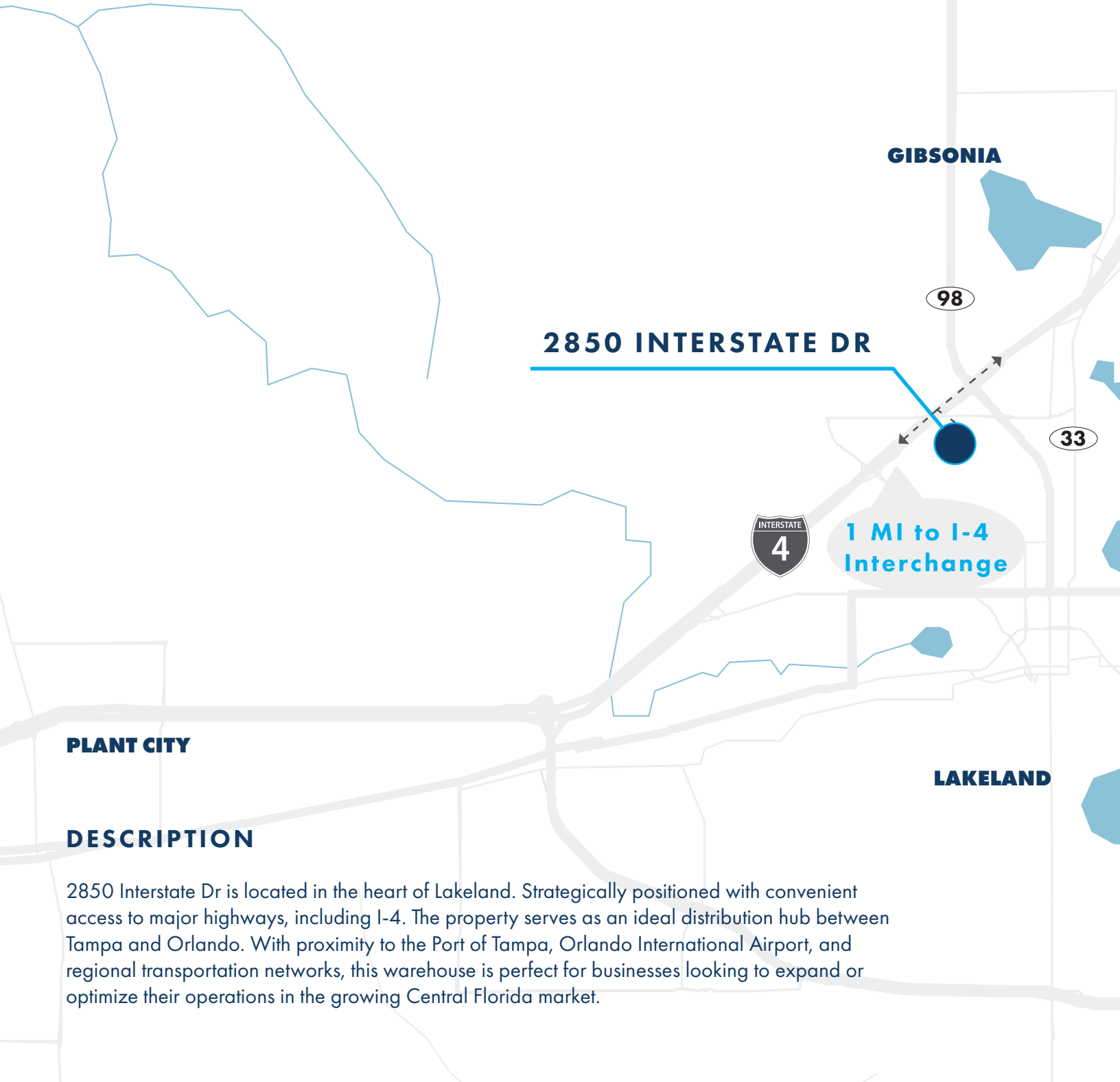
AVAILABLE	36,328 SF
OFFICE SPACE	±1,430 SF
POWER	400A; 480V; 3 Ph Additional 2000A Available
LIGHTING	LED (New)
LOADING	10 Dock-High (9'x10'), With Levers and Bumpers

BUILDING SPECS

BUILDING AREA	139,500 SF
YEAR BUILT	2007
CONSTRUCTION	Concrete Tilt Wall
COLUMN SPACES	49'W x 42.5'D; 60' Speed Bay
CLEAR HEIGHT	30 Feet
SLAB	6 # Inches
FIRE SUPPRESSION	ESPF
LOADING	Rear Load



BUILDING LOCATION



2850 INTERSTATE DR

GIBSONIA

98

33

**1 MI to I-4
Interchange**

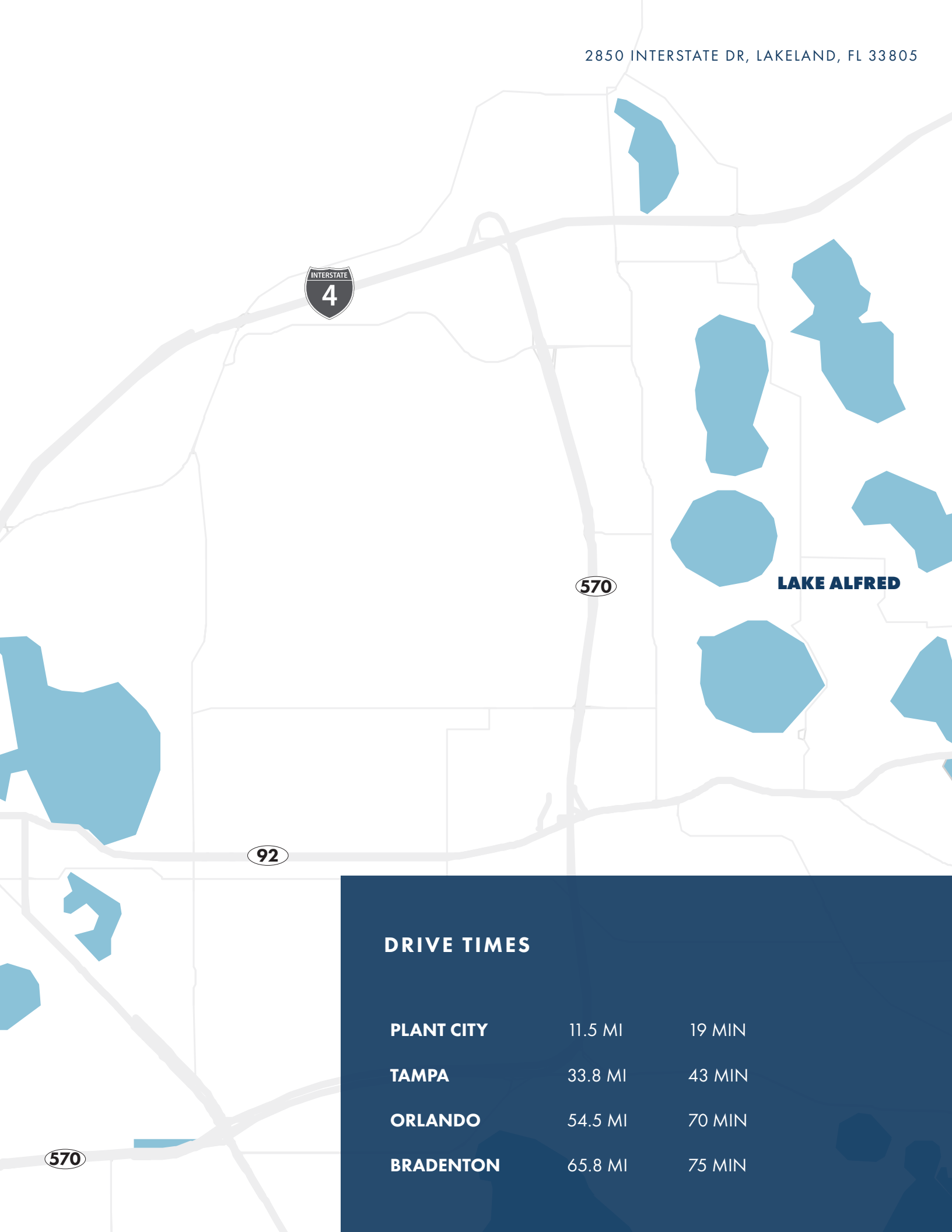
PLANT CITY

LAKELAND

DESCRIPTION

2850 Interstate Dr is located in the heart of Lakeland. Strategically positioned with convenient access to major highways, including I-4. The property serves as an ideal distribution hub between Tampa and Orlando. With proximity to the Port of Tampa, Orlando International Airport, and regional transportation networks, this warehouse is perfect for businesses looking to expand or optimize their operations in the growing Central Florida market.

2850 INTERSTATE DR, LAKELAND, FL 33805



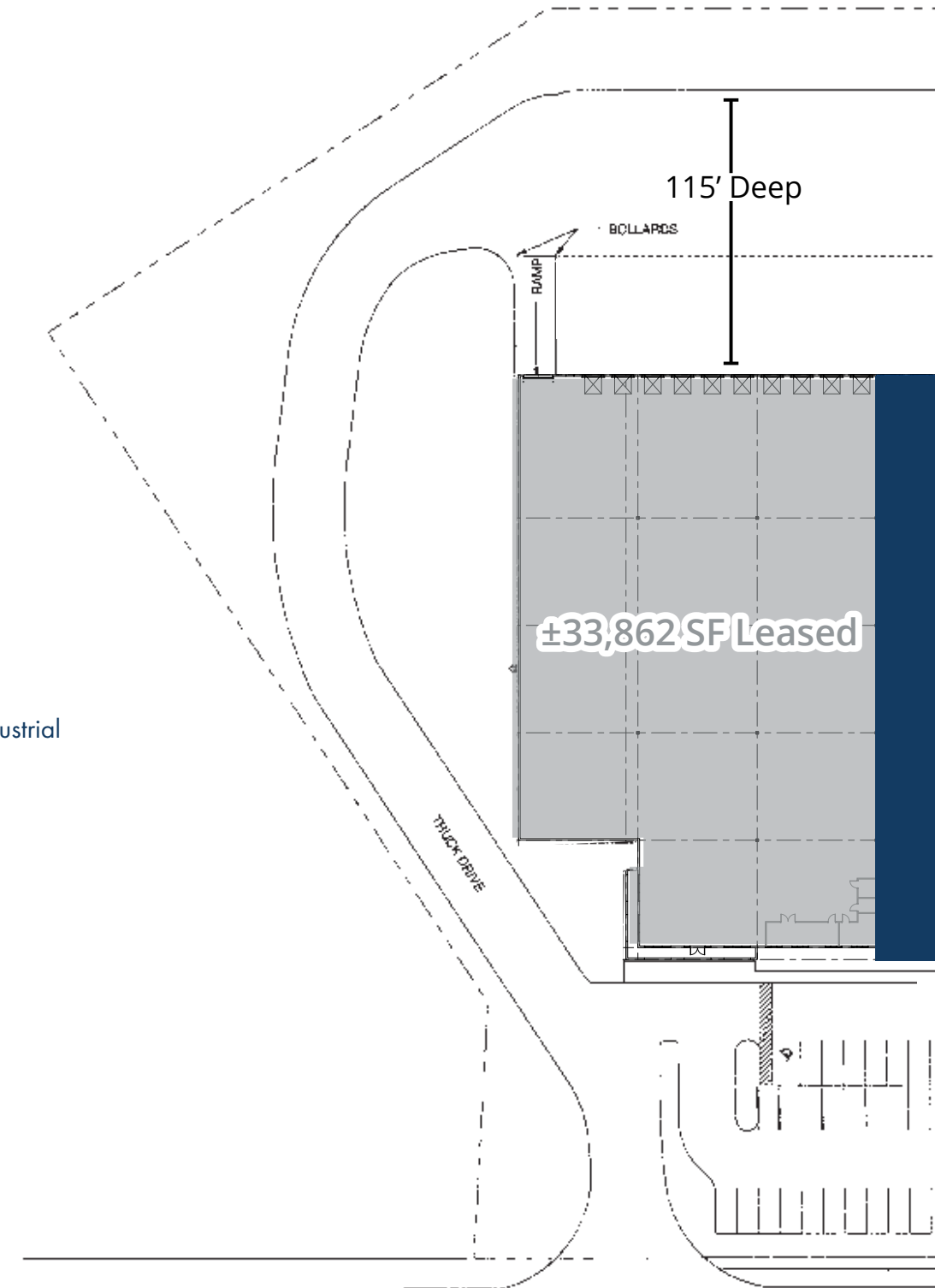
DRIVE TIMES

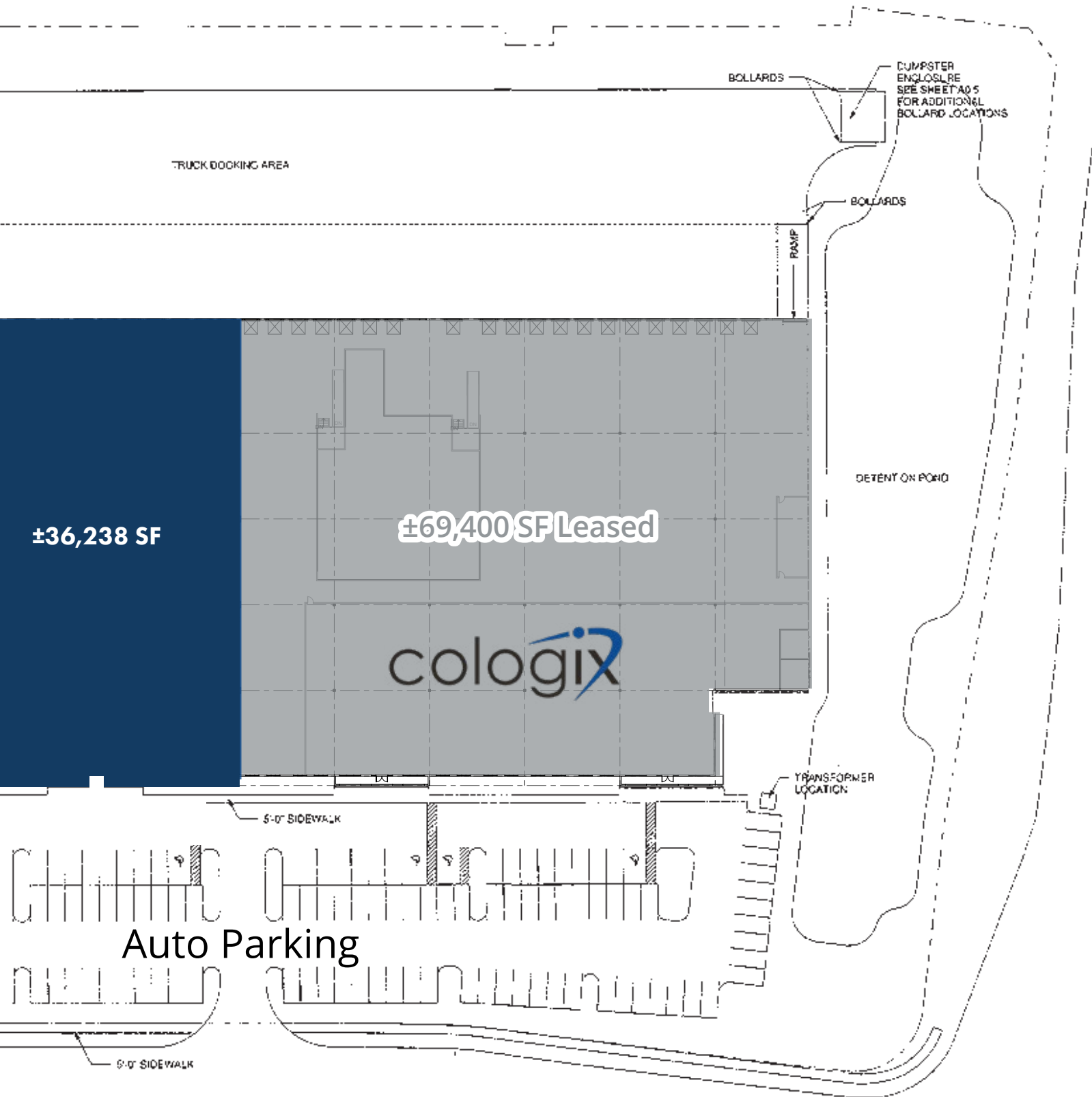
PLANT CITY	11.5 MI	19 MIN
TAMPA	33.8 MI	43 MIN
ORLANDO	54.5 MI	70 MIN
BRADENTON	65.8 MI	75 MIN

SITE PLAN

SITE SPECS

- Zoning: Commercial/Industrial
- Truck Cover: 115' Deep
- Parking: 115 Spaces





CONTACTS

CAITLIN QUINLAN

caitlin.quinlan@foundrycommercial.com
540.550.2549

JESSE DRAKE

jesse.drake@foundrycommercial.com
813.449.2955

JUSTIN RUBY

justin.ruby@foundrycommercial.com
407.865.0311