



**BAY  
SPACE**



FLORIDA PROPERTIES

# **BIG DREAMS**

# **IN SMALL BAYS**

STARTING OUT SMALL OR JUST STARTING OUT,  
EXPAND YOUR BUSINESS WITH BAYSPACE

# ABOUT US

EVERYTHING YOU NEED NOTHING YOU DON'T



At **Bay Space** we provide a flexible, clean, individual spaces to create, expand, store, fix, build, work, craft, cultivate and grow.

We specialize in clean, blank slate, functional industrial space.

300 to 50,000+ square feet of rentable space



## SECURITY

24/7 access, video surveillance, and nightly security patrol



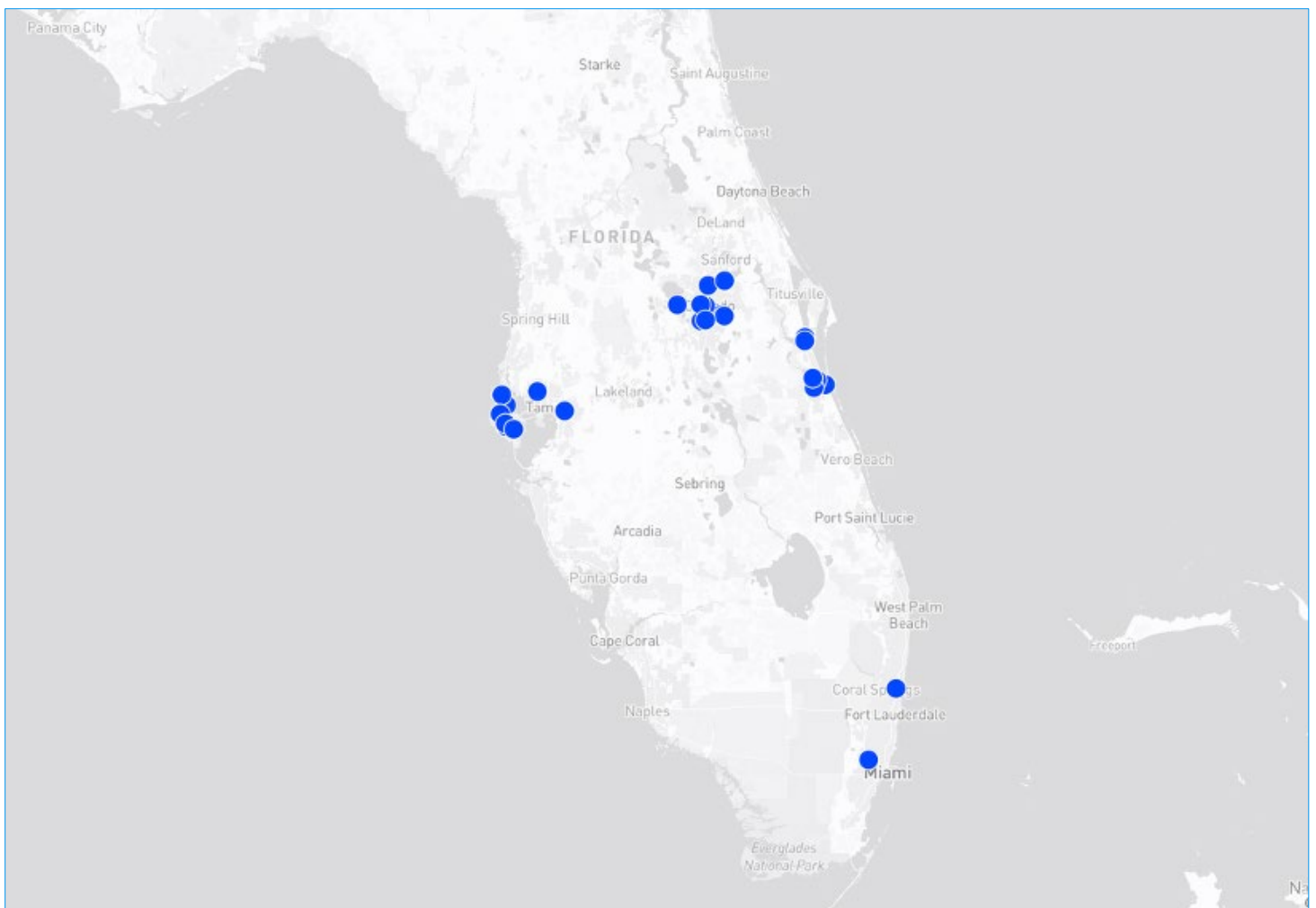
## COMMON AREAS

Open areas where business can collaborate and relax. A coffee machine is available for free.



## CLIMATE-CONTROL

Heat-wave or blizzard, your business is protected against the elements.



FLEXIBLE | AFFORDABLE | SECURE | INDUSTRIAL



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# OLD WINTER GARDEN INDUSTRIAL PARK



ACCESSIBLE. FLEXIBLE. EFFICIENT.

AVAILABLE | 3609 OLD WINTER GARDEN RD. ORLANDO, FL 32805  
484SF – 1,538FT RANGE

## POSITIONED FOR GROWTH

BaySpace Old Winter Garden Industrial Park offers versatile industrial suites at one of Orlando's most accessible locations. With surface parking surrounding each building, tenants enjoy direct, convenient access. Suites feature grade-level loading and efficient layouts, allowing businesses to adapt, expand, and operate seamlessly.



## PROPERTY BENEFITS

**Grade-level overhead doors** for easy loading and logistics.

**Ample on-site parking** for employees, clients, and visitors.

**Convenient access** to SR 408, the Florida Turnpike, SR 429, SR 417 & I-4.

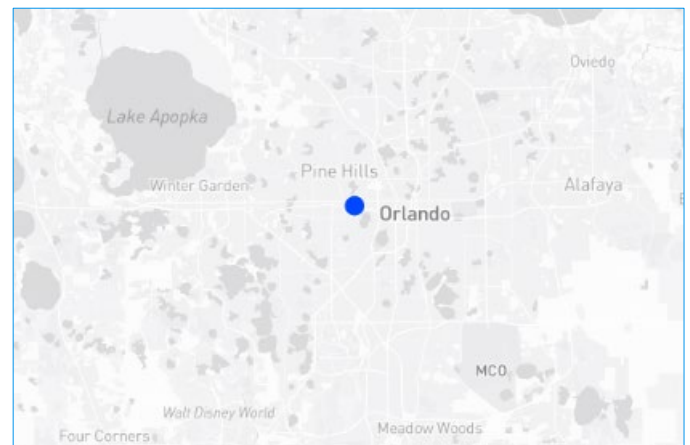
**Professionally managed.**




## A CONNECTED INDUSTRIAL HUB


Positioned at the crossroads of Orlando's major transportation corridors, Old Winter Garden Industrial Park combines location, flexibility, and accessibility. For businesses seeking quality space in Orlando's thriving industrial corridor, this property is more than a location, it's a foundation for growth and success.

Schedule a tour today and see how your business can benefit from the accessibility of Old Winter Garden Industrial Park.



LEARN MORE ABOUT THIS PROPERTY AND  
VIEW MORE PHOTOS HERE 

 407-315-1898

 [info@bayspace.com](mailto:info@bayspace.com)