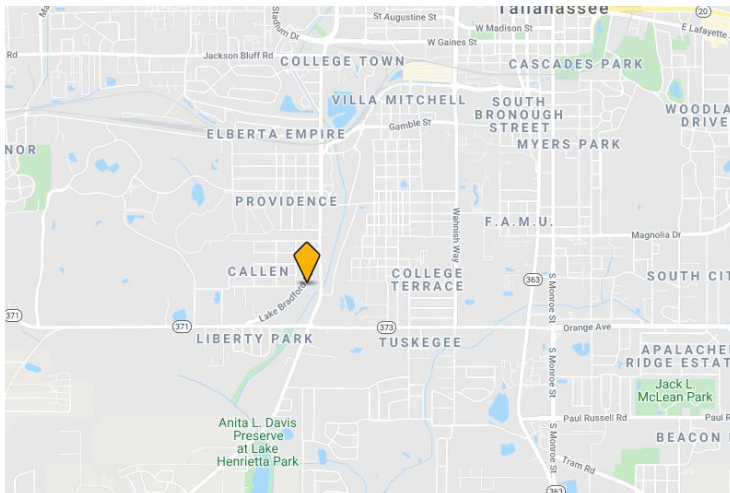


INDUSTRIAL/FLEX WAREHOUSE SPACE FOR LEASE

2289 Lake Bradford Road

2289 LAKE BRADFORD ROAD • TALLAHASSEE, FL • 32310

NEWLY CONSTRUCTED WAREHOUSE/FLEX SPACE



PROPERTY OVERVIEW

Square Footage Available	6,000 sf
Property Type	Industrial/Flex Warehouse
Building Size	12,000 sf
Zoning	M-1 (Light Industrial)
Submarket	Southwest Tallahassee
Year Built	2021

PROPERTY FEATURES

- + New Construction
- + Drive in roll-up doors
- + 1 Bay still available
- + Excellent street visibility

LOCATION

- + Close proximity to interchange I-10 and Capital Circle NE
- + Ideally situated minutes from Tallahassee International Airport, Florida State University and Florida A & M University
- + Surrounded by stores and restaurants

For additional information, contact:

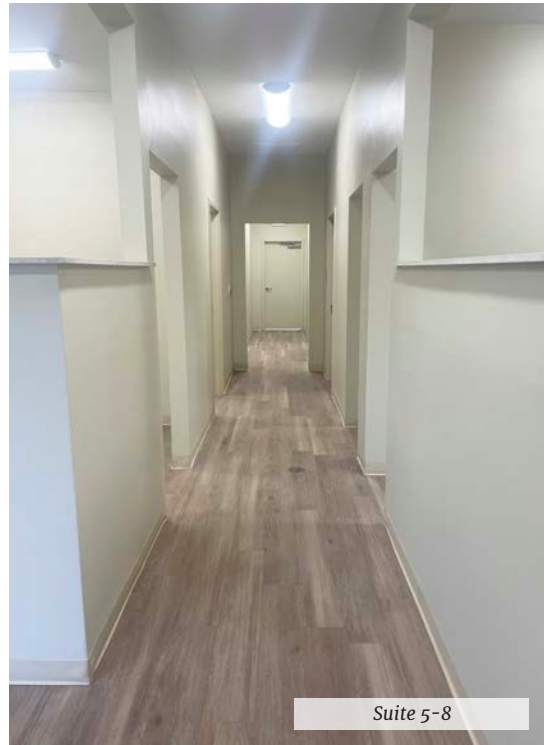
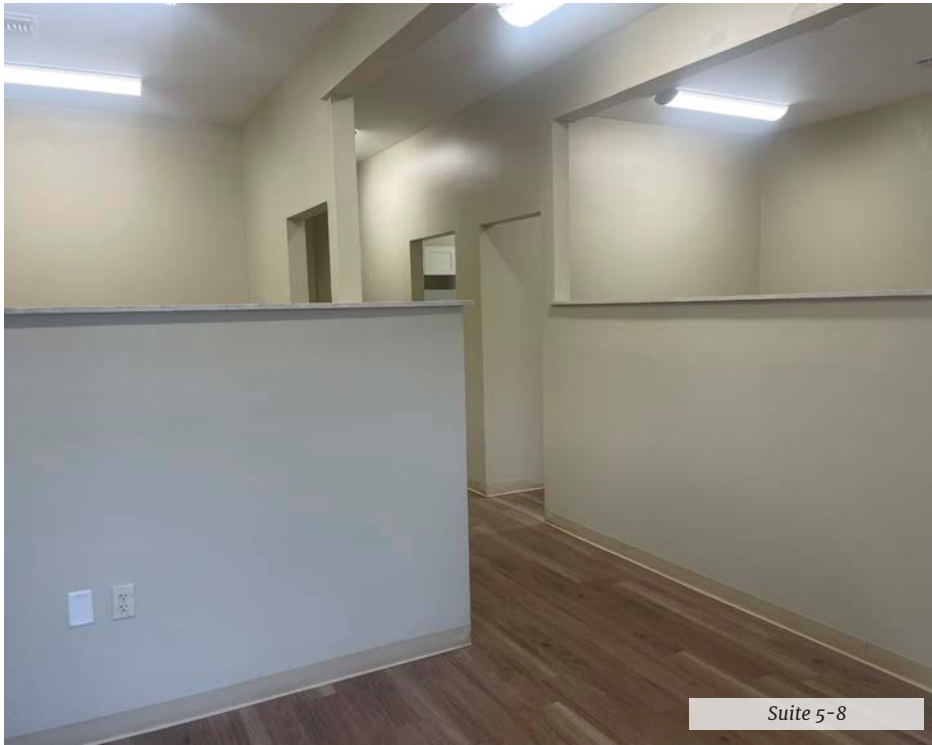
Jennie Bram
(850) 443-3090 mobile
jbram@ciminelli.com

 **Ciminelli**
REAL ESTATE SERVICES
PROCTOR & LONG GROUP

INDUSTRIAL/FLEX WAREHOUSE SPACE FOR LEASE

2289 Lake Bradford Road

2289 LAKE BRADFORD ROAD • TALLAHASSEE, FL • 32310



For additional information, contact:

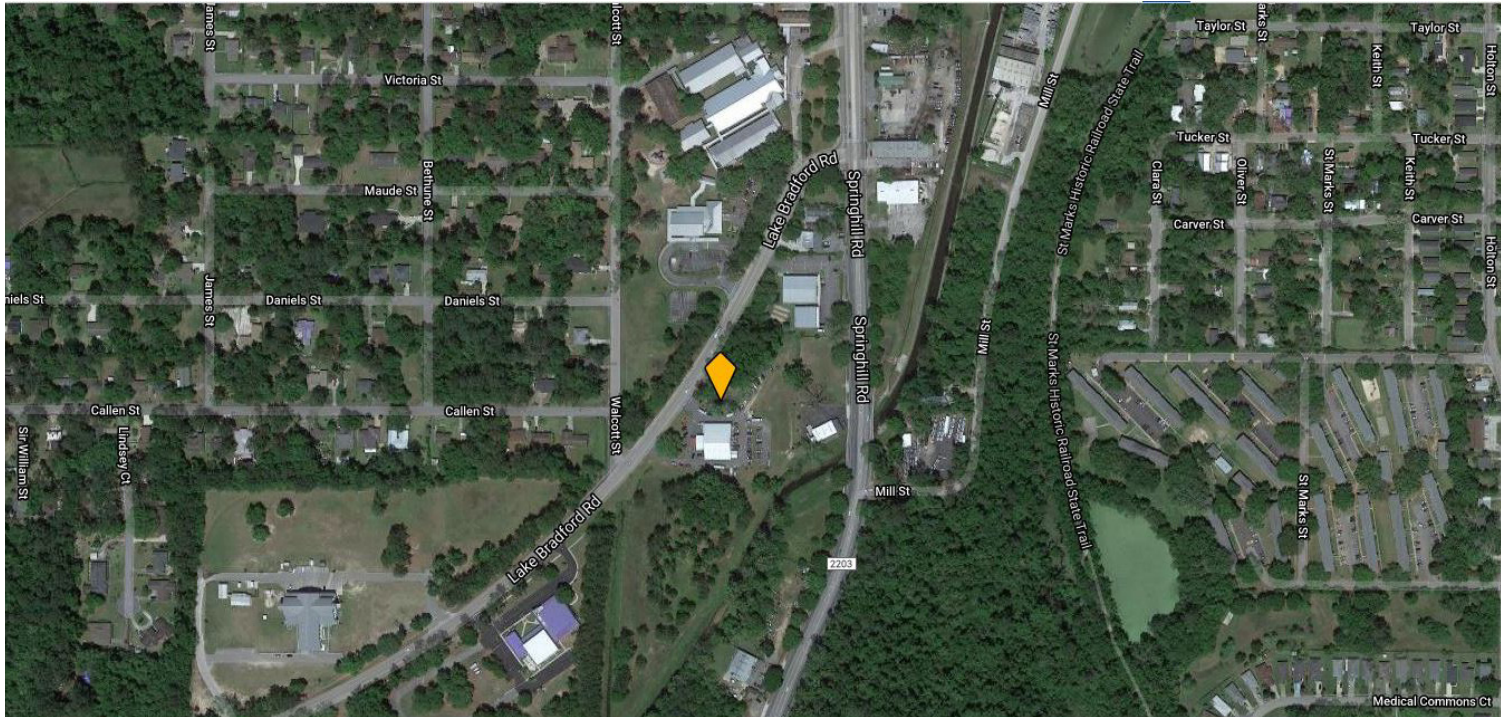
Jennie Bram
(850) 443-3090 mobile
jbram@ciminelli.com

 **Ciminelli**
REAL ESTATE SERVICES
PROCTOR & LONG GROUP

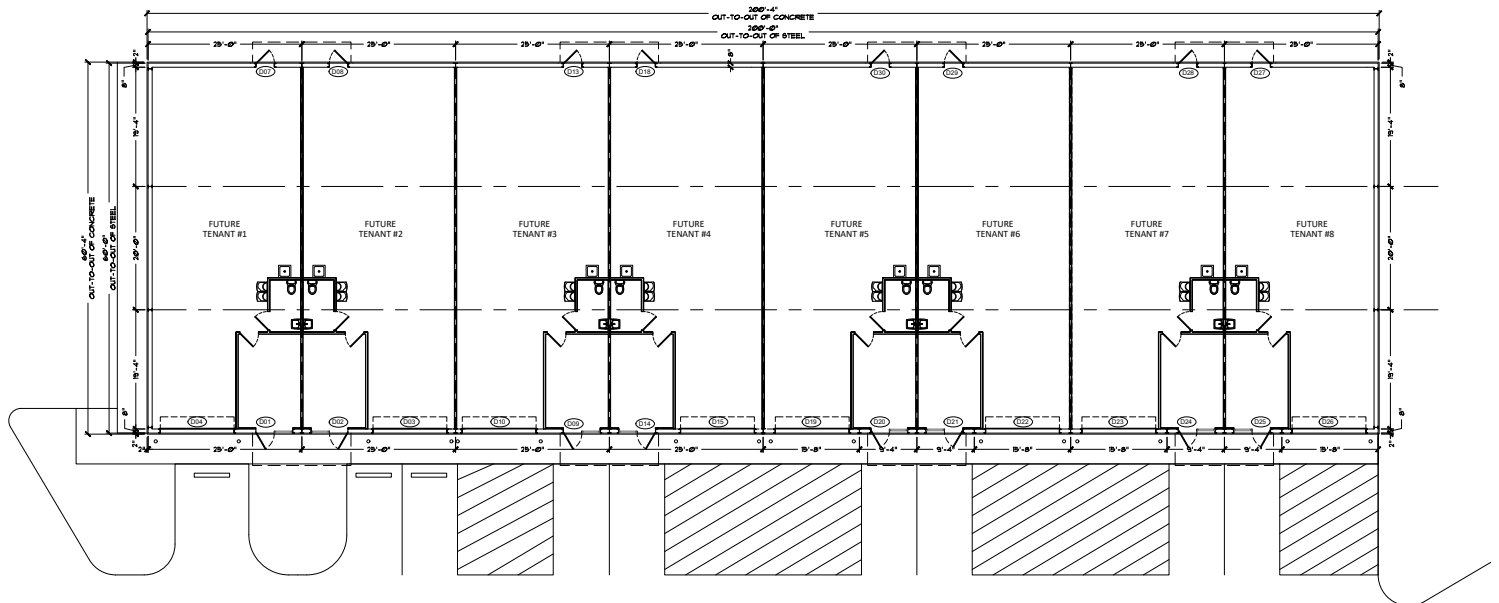
INDUSTRIAL/FLEX WAREHOUSE SPACE FOR LEASE

2289 Lake Bradford Road

2289 LAKE BRADFORD ROAD • TALLAHASSEE, FL • 32310



SITE PLAN



For additional information, contact:

Jennie Bram
(850) 443-3090 mobile
jbram@ciminelli.com

 **Ciminelli**
REAL ESTATE SERVICES
PROCTOR & LONG GROUP

825 Thomasville Rd • Tallahassee, FL 32303 + Office Phone: (850) 765-7063 + www.CiminelliFlorida.com

All information given herein is obtained from sources considered reliable. However, we are not responsible for misstatement of facts, errors, omissions, prior sale, withdrawal from market, modification of mortgage commitment, terms and considerations, or change in price without notice. The information supplied herein is for informational purposes only and shall not contain a warranty or assurance that said information is correct. Any person intending to rely upon the information supplied herein should verify said information independently.