

FLORIDA CROSSROADS

logistics center

FOR LEASE

**1,085,280 SF OF CLASS-A INDUSTRIAL SPACE
LOCATED OFF I-75 AND US 27 IN OCALA, FL**

FLORIDACROSSROADSLOGISTICSCENTER.COM

 **CUSHMAN &
WAKEFIELD**

 **RED ROCK**
DEVELOPMENTS

 **LXP**
INDUSTRIAL TRUST

KEY SPECS



CLICK HERE FOR DETAILED BUILDING SPECS 



40'
CLEAR HEIGHT



50' X 56'
COLUMN SPACING



570' X 1904'
BUILDING DEPTH



393
TRAILER PARKING



210 (9'X10')
DOCK DOORS

OFFICE PLAN 

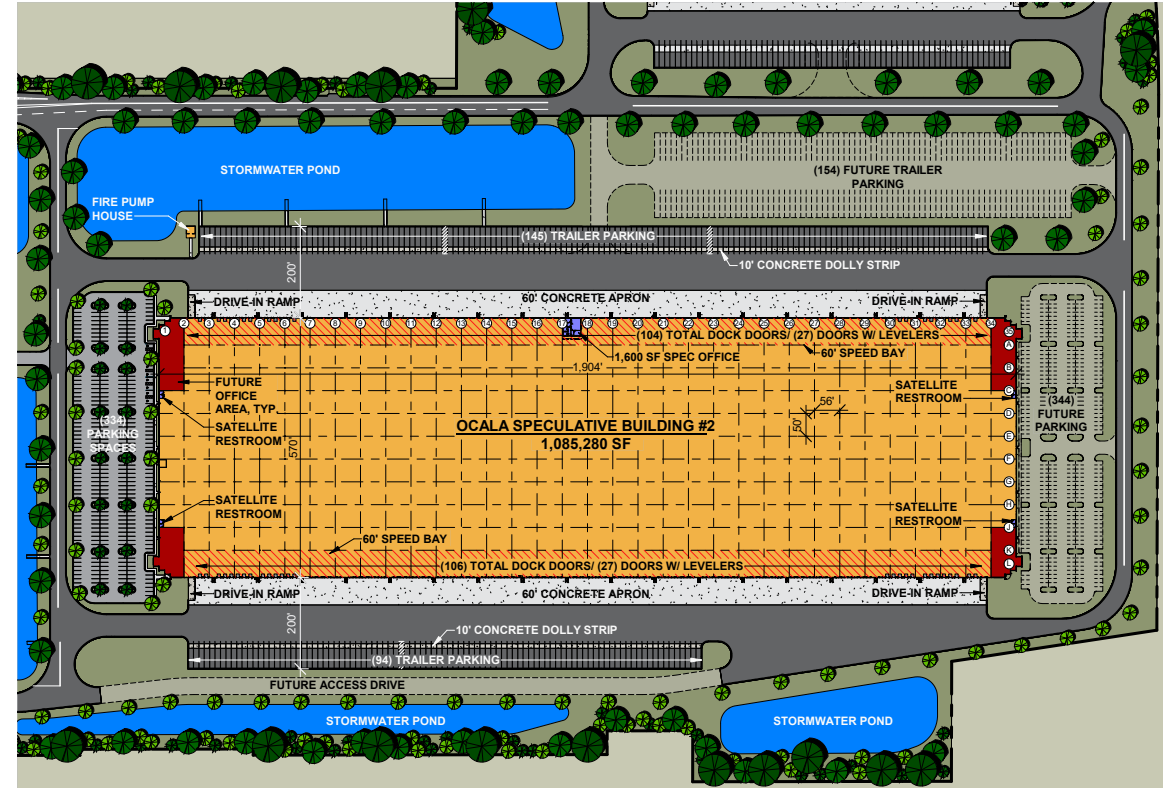


4 (12'2"X14')
DRIVE-IN DOORS



36K LUMEN
LED LIGHTS

DIVISIBLE TO 542,640 SF

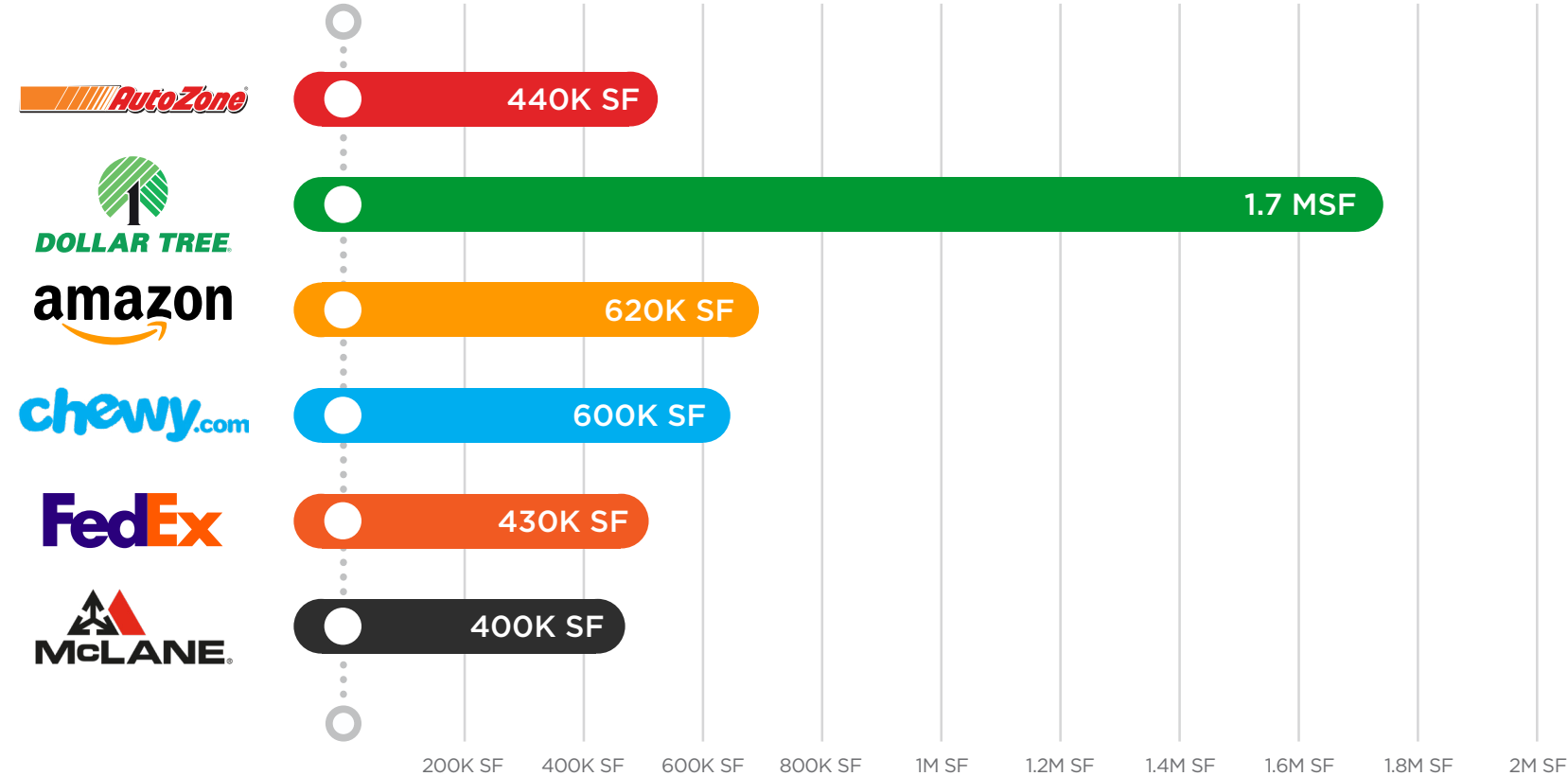


SITE PLAN



OCALA AREA INFO

LARGE NATIONAL USERS DISCOVER THE SUPERIOR LOGISTICS AND LABOR BENEFITS OF OCALA



DEMOGRAPHICS

	1-Hour	2 hours	4 hours	8 hours
Population	1,248,153	9,600,609	17,566,729	46,081,625
Households	521,472	3,743,747	6,956,012	17,779,349
Average Household Income	\$66,410	\$77,015	\$79,477	\$80,257
Businesses	39,438	362,379	696,145	1,774,079
Employees	409,552	3,771,130	7,071,421	18,952,228

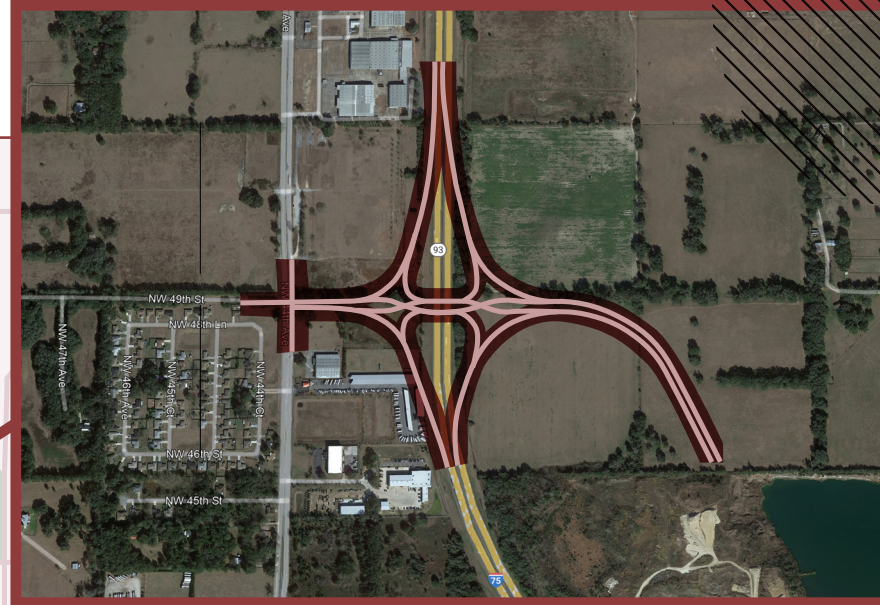
OCALA'S STRATEGIC LOCATION REACHES 34 MILLION RESIDENTS
This is a 39% greater population reach than the I-4 corridor.

LOGISTICAL ADVANTAGES
39% greater population served than Orlando, Tampa or Lakeland

LOWER OPERATING COSTS
Rents are 28% lower in Ocala than the I-4 Corridor

BETTER LABOR DYNAMICS
7.6% lower labor costs than the I-4 Corridor

LOCATION HIGHLIGHTS



New I-75 Interchange (completion 2025)



74,000
average annual daily traffic on I - 75



46+ MILLION
people within an 8 hour drive

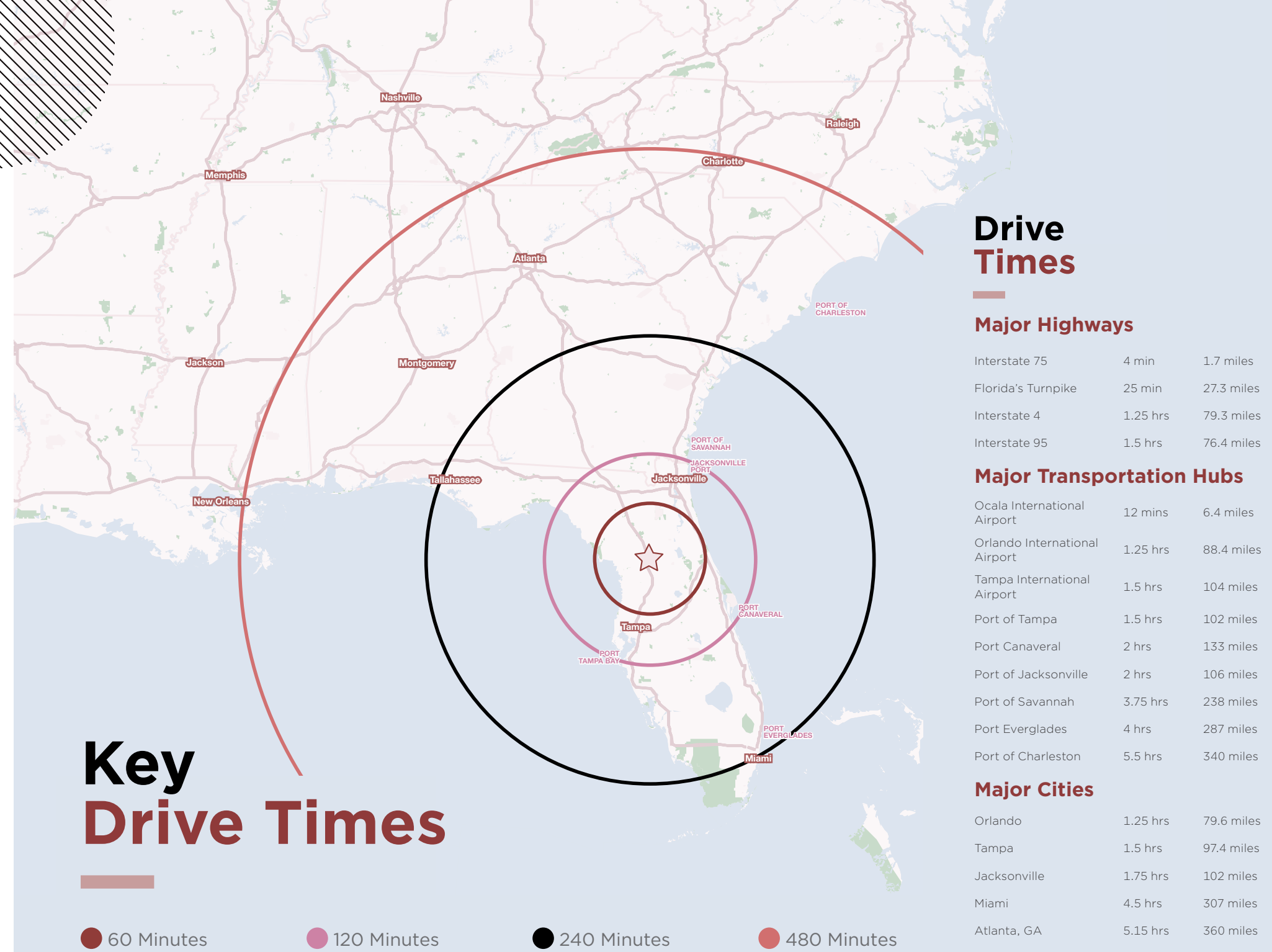


within **6 HOURS**
of the southeast's 6 major ports



+ **14.2%**
growth in warehouse labor force by 2033

Key Drive Times



Drive Times

Major Highways

Interstate 75	4 min	1.7 miles
Florida's Turnpike	25 min	27.3 miles
Interstate 4	1.25 hrs	79.3 miles
Interstate 95	1.5 hrs	76.4 miles

Major Transportation Hubs

Ocala International Airport	12 mins	6.4 miles
Orlando International Airport	1.25 hrs	88.4 miles
Tampa International Airport	1.5 hrs	104 miles
Port of Tampa	1.5 hrs	102 miles
Port Canaveral	2 hrs	133 miles
Port of Jacksonville	2 hrs	106 miles
Port of Savannah	3.75 hrs	238 miles
Port Everglades	4 hrs	287 miles
Port of Charleston	5.5 hrs	340 miles

Major Cities

Orlando	1.25 hrs	79.6 miles
Tampa	1.5 hrs	97.4 miles
Jacksonville	1.75 hrs	102 miles
Miami	4.5 hrs	307 miles
Atlanta, GA	5.15 hrs	360 miles

● 60 Minutes ● 120 Minutes ● 240 Minutes ● 480 Minutes



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