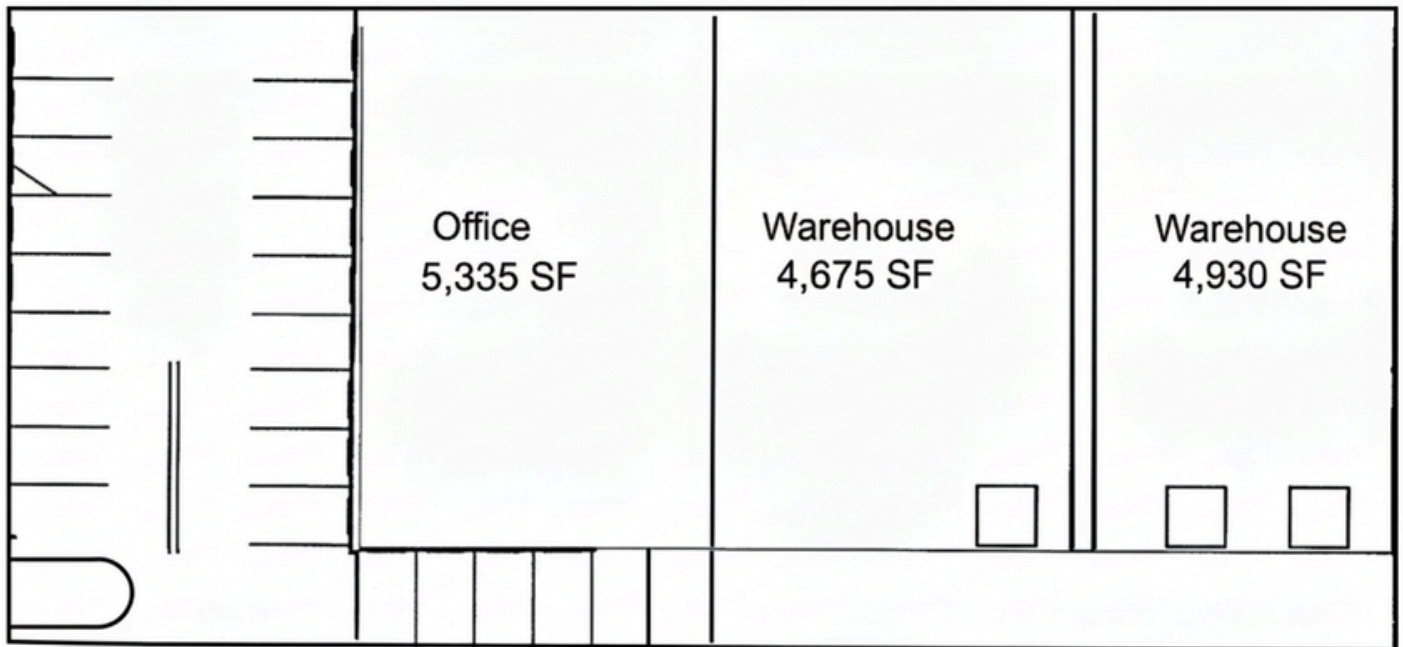


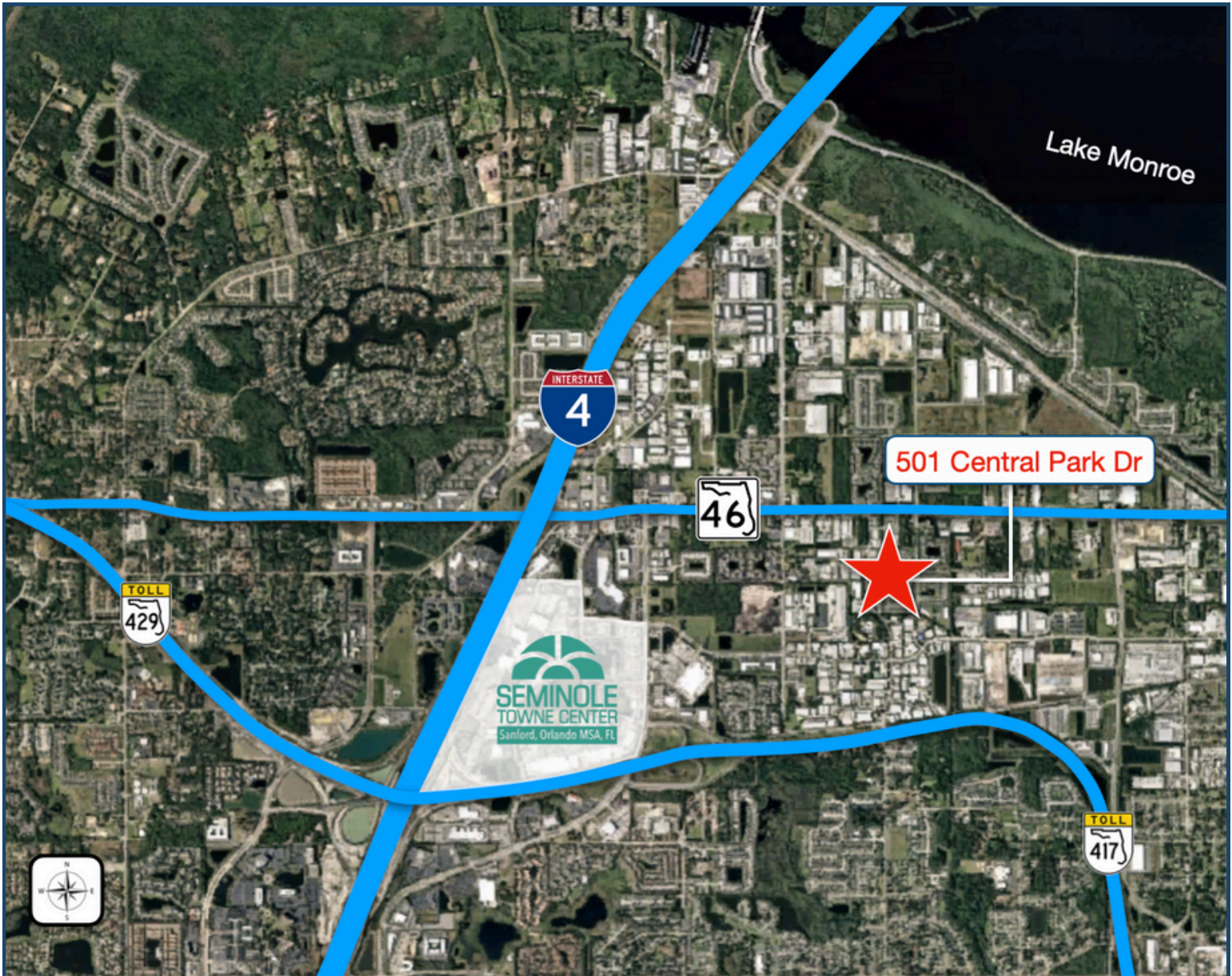
AVAILABLE 12/1/25



Orlando Industrial Real Estate is pleased to bring to market this $\pm 15,000$ SF freestanding industrial property at 501 Central Park Drive in Sanford, FL. With a flexible layout including $\pm 5,000$ SF of office space, this opportunity is ideally suited for businesses needing both functionality and visibility. Located in Seminole County's highly coveted infill market with convenient access to I-4, it offers a rare chance to secure space in one of Central Florida's most competitive industrial corridors.

- **AVAILABLE:** 14,960 SF
 - **OFFICE:** 5,355 SF
- **BASE RATE:** \$14.25 PSF
 - **OP EX:** \$3.25 PSF
- **DOORS:** 3 GRADE LEVEL
 - (10' X 12')
- **CLEAR HEIGHT:** 18'
- **PARKING:** 24 SPACES
- **ZONING:** RI-1 (RESTRICTED IND.)
 - PER CITY OF SANFORD
- **FREESPAN WAREHOUSE**
- **BUILDING SIGNAGE**





ARTERIAL MAP