



# GATEWAY

## LOGISTICS CENTER



Gandy Blvd. &  
Interstate 275



GREYSTAR®



VIEW WEBSITE



# Site Plan



**Gateway Logistics Center** is strategically located at the corner of I-275 and Gandy Blvd., one of the best sites in the heart of the Gateway submarket. The location provides **immediate access to the Howard Frankland and Gandy Bridges**. In addition to an excellent labor force, the location also benefits from proximity to:



3 separate I-275 interchanges within 3 miles



1 mile to U.S. Highway 19 N.



10 minutes to St. Pete/Clearwater Airport and only 20 minutes to TIA



6 miles to Downtown St. Petersburg

# Building Specs



| Building H          |   |
|---------------------|---|
| Square Footage      | 25,000 - 146,539                                      |
| Clear Height        | 32'   |
| Building Dimensions | 810'x180'   |
| Loading             | Rear-load   |
| Truck Court Depth   | 130'  |
| Car Parking         | 374   |
| Parking Ratio       | 2.55  |
| Dock Doors          | 51  |
| Drive-in Doors      | 2   |
| Construction        | Tilt-wall   |
| Roof System/Age     | New, R19  |
| Sprinkler System    | ESFR  |
| Power               | 3 phase 1600 amps w/ ability to accommodate 3200 amps |
| Column Spacing      | 54' x 54'   |
| Slab Thickness      | 6"  |
| Delivery            | Available Now   |

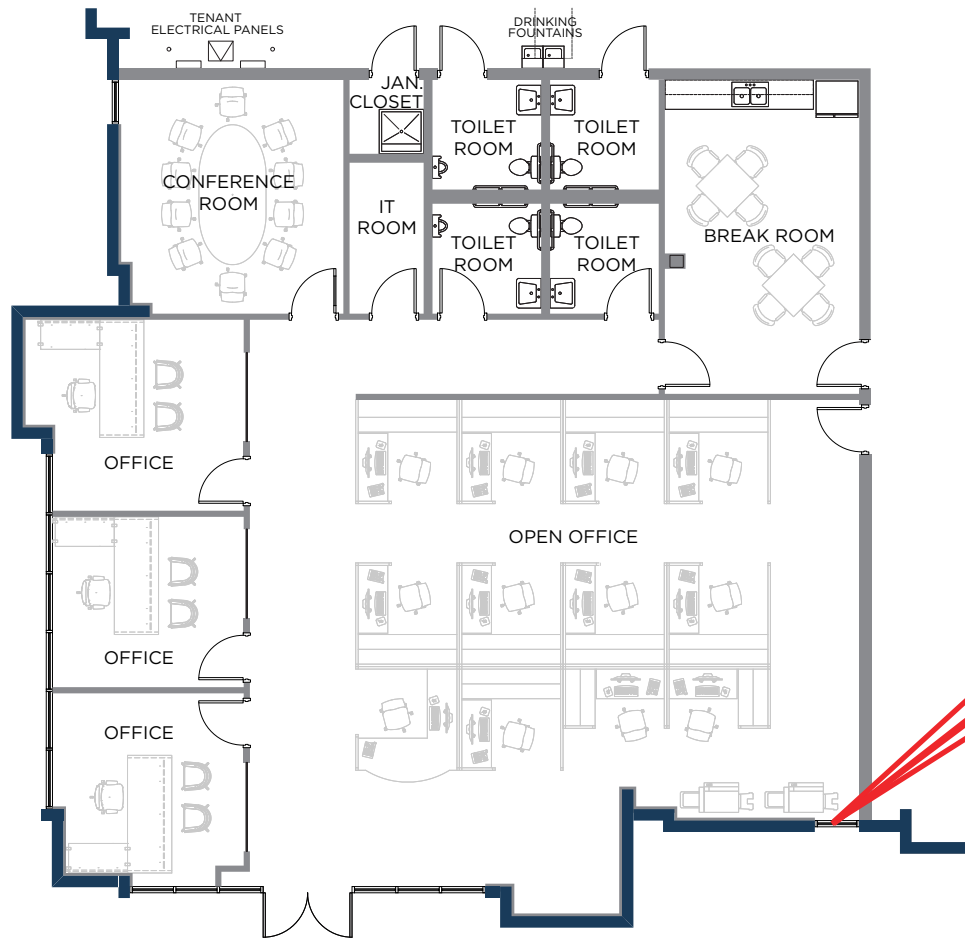
| Building C          |   |
|---------------------|---|
| Square Footage      | 25,000 - 119,481                                      |
| Clear Height        | 32'   |
| Building Dimensions | 594' x 200'   |
| Loading             | Rear-load   |
| Truck Court Depth   | 120'  |
| Car Parking         | 173   |
| Parking Ratio       | 1.45  |
| Dock Doors          | 37  |
| Drive-in Doors      | 2   |
| Construction        | Tilt-wall   |
| Roof System/Age     | New, R19  |
| Sprinkler System    | ESFR  |
| Power               | 3 phase 1600 amps w/ ability to accommodate 3200 amps |
| Column Spacing      | 54' x 54'   |
| Slab Thickness      | 6"  |
| Delivery            | Q1 2026   |

| Building B          |   |
|---------------------|---|
| Square Footage      | 25,000 - 92,841                                       |
| Clear Height        | 32'   |
| Building Dimensions | 512' x 180'   |
| Loading             | Rear-load   |
| Truck Court Depth   | 120'  |
| Car Parking         | 133   |
| Parking Ratio       | 1.43  |
| Dock Doors          | 31  |
| Drive-in Doors      | 2   |
| Construction        | Tilt-wall   |
| Roof System/Age     | New, R19  |
| Sprinkler System    | ESFR  |
| Power               | 3 phase 1600 amps w/ ability to accommodate 3200 amps |
| Column Spacing      | 54' x 54'   |
| Slab Thickness      | 6"  |
| Delivery            | Q1 2026   |

| Building D          |   |
|---------------------|---|
| Square Footage      | 25,000 - 119,481                                      |
| Clear Height        | 32'   |
| Building Dimensions | 594' x 200'   |
| Loading             | Rear-load   |
| Truck Court Depth   | 120'  |
| Car Parking         | 169   |
| Parking Ratio       | 1.41  |
| Dock Doors          | 37  |
| Drive-in Doors      | 2   |
| Construction        | Tilt-wall   |
| Roof System/Age     | New, R19  |
| Sprinkler System    | ESFR  |
| Power               | 3 phase 1600 amps w/ ability to accommodate 3200 amps |
| Column Spacing      | 54' x 54'   |
| Slab Thickness      | 6"  |
| Delivery            | Q2 2026   |

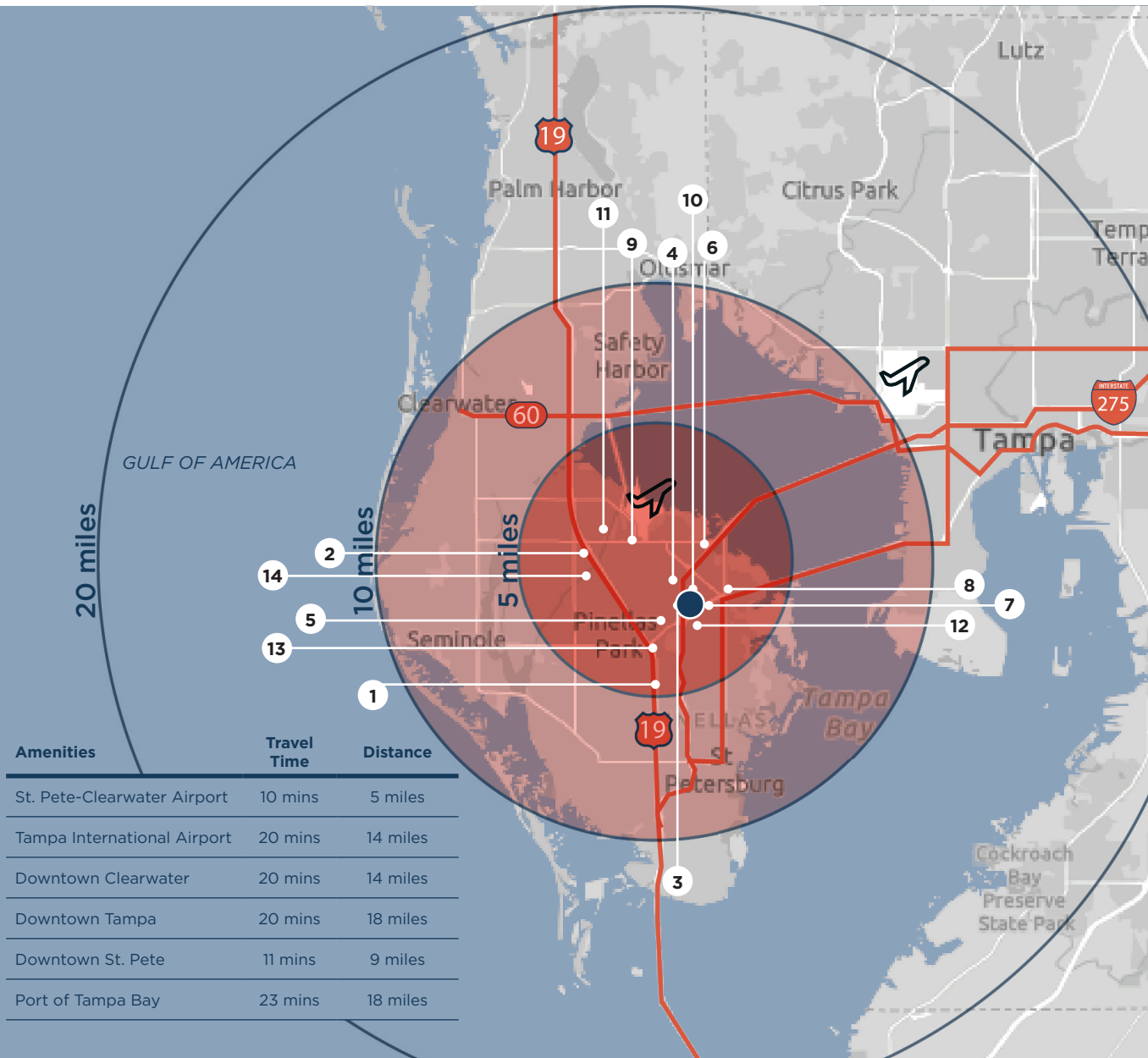


# Office Floor Plan



**Spec Office 2,918 SF**

# Location Overview



## Corporate Neighbors

- |                          |              |
|--------------------------|--------------|
| 1 Tesla                  | 8 Jabil      |
| 2 Home Depot             | 9 UPS        |
| 3 Great Bay Distributors | 10 Omnicell  |
| 4 Valpak                 | 11 Daiken    |
| 5 Power Design           | 12 FedEx     |
| 6 Raymond James          | 13 Amazon    |
| 7 Lockheed Martin        | 14 Honeywell |



### Total Population

|          |           |
|----------|-----------|
| 5 miles  | 243,359   |
| 10 miles | 683,635   |
| 20 miles | 1,655,382 |



### Workforce

|          |           |
|----------|-----------|
| 5 miles  | 206,808   |
| 10 miles | 586,122   |
| 20 miles | 1,392,346 |





# GIVE US A CALL TO LEARN MORE ABOUT GATEWAY LOGISTICS CENTER



VIEW WEBSITE

**JOHN JACKSON, CCIM, SIOR**  
EXECUTIVE DIRECTOR  
727 643 7316  
[JOHN.JACKSON@CUSHWAKE.COM](mailto:JOHN.JACKSON@CUSHWAKE.COM)

**JT FAIRCLOTH, SIOR**  
DIRECTOR  
813 833 3242  
[JT.FAIRCLOTH@CUSHWAKE.COM](mailto:JT.FAIRCLOTH@CUSHWAKE.COM)

**CASEY PERRY**  
SENIOR ASSOCIATE  
813 233 6564  
[CASEY.G.PERRY@CUSHWAKE.COM](mailto:CASEY.G.PERRY@CUSHWAKE.COM)



©2025 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE. COE-PM-CENTRAL- 10/21/25