

Stand-Alone Warehouse With Paved / Fenced Yard

2640 Kirby Circle NE, Palm Bay, FL 32905

Centrally Located / Available Immediately / Close to US1 & I-95



OFFERING SUMMARY

Available SF: 13,900 SF

Lease Rate: \$10.95 SF/yr (NNN)

Acreage: 1.66 Acres

Zoning: City of Palm Bay Light
Industrial (LI)

PROPERTY OVERVIEW

Dimensions est. 50' Deep x 278' Wide
Interior Includes est. 624 SF Office and 1 Restroom. 100% Fire Sprinklered
Concrete Flooring Throughout. Clear Height Ranges 14' – 16' +/-
Four 18' Wide x 14' Tall +/- Grade Level Doors
One Deep Well Dock with a 12' Wide x 10' Tall +/- Door
Gated/Paved/Cleared/Fenced Yard
City Water/Sewer, 1-Phase FPL Electric
Remaining Racking is Negotiable

LOCATION OVERVIEW

Located in the heart of Palm Bay, just off of Robert J. Conlan Boulevard. Close proximity to US1, Palm Bay Road & Interstate 95 which makes this property easily accessible to the surrounding Restaurants, Childcare, Residential & Beaches that the area has to offer. Surrounding neighbors include L3Harris, Raytheon, Leonardo DRS & UPS to name a few. The Melbourne International Airport is approximately 15-minutes away. Make this the future home for your business today!



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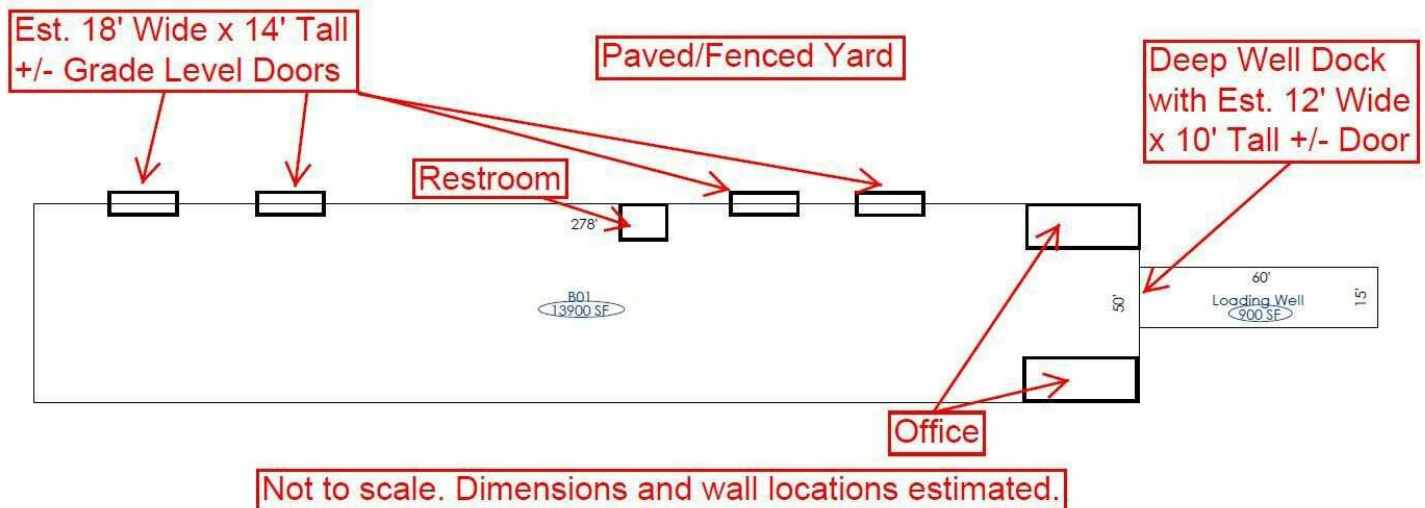
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Aerial & Floorplan



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Additional Photos



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Surrounding Businesses



Map
data
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