

FOR LEASE
±3,000 SF

Industrial Flex Warehouse
Space Available



250 East Drive
Melbourne, Florida



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COMMERCIAL REAL ESTATE SERVICES

FOR LEASE
INDUSTRIAL FLEX WAREHOUSE SPACE



SUMMARY

This property is located in Melbourne’s main industrial corridor off on East Drive, a connector between Ellis Road and Sarno Road. The space features 3,000 SF of fully HVAC warehouse and showroom/office space with +/-14' clear heights, multiple ingress and egress points for full truck access, and a 10'x10' grade level bay door. The space is currently available for sublease with +/-3 years of term remaining and ability for a direct lease as desired.

PROPERTY PHOTOS



PARCEL SPECIFICATIONS

Available	Unit A (3,000 SF)	Building Size	24,122 SF
Building Type	Block	Clear Height	+/-14'
Asking Rate	\$13.00/SF/YR	Zoning	IU (Brevard County)
Lease Type	NNN (\$3.33 est.)	Parking	+/- 6 Spaces
Power	3-Phase	Total Site	2.31 AC
Warehouse	+/-2,000 SF	Office/Showroom	+/-1,000 SF

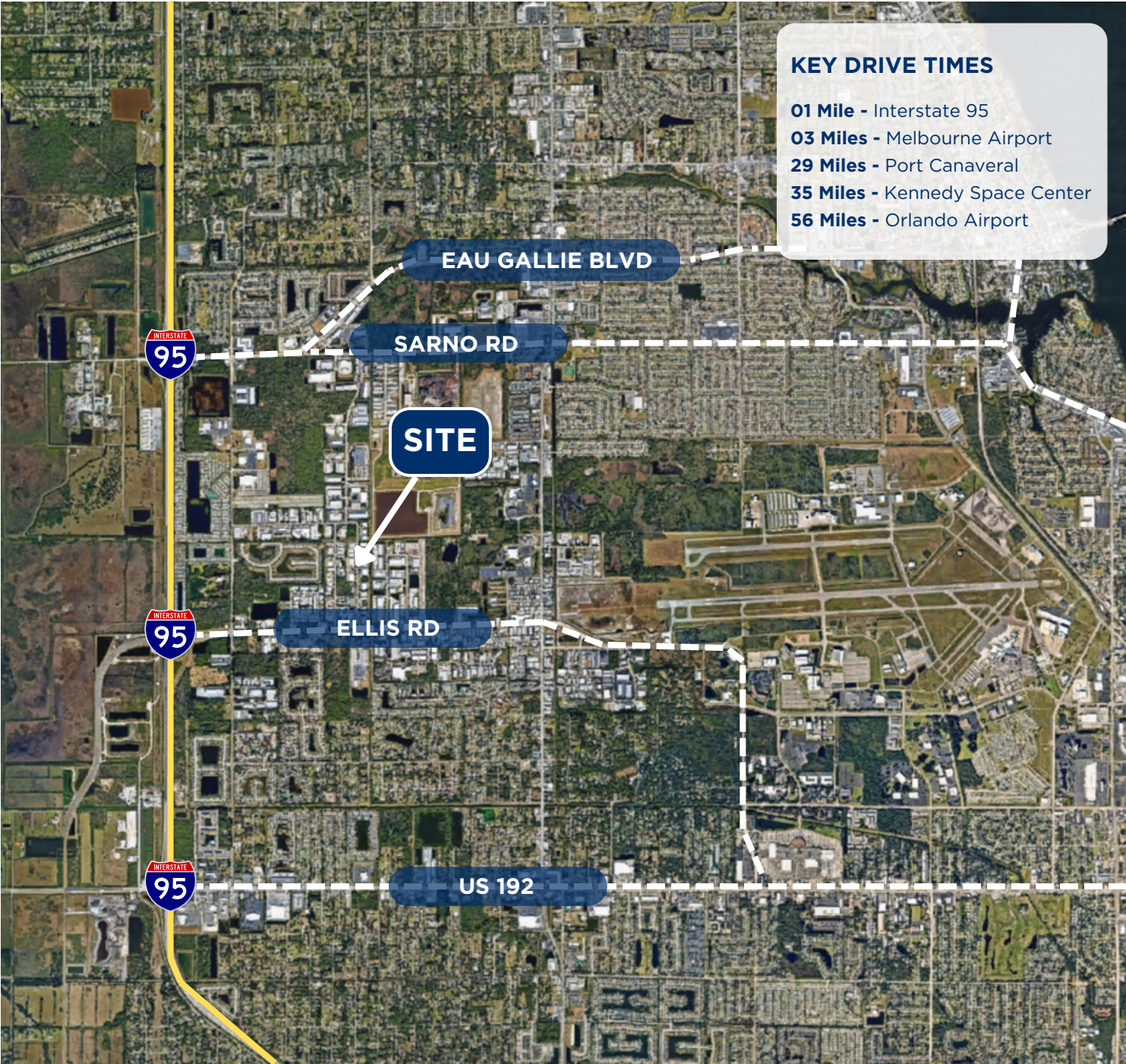
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SPACE PHOTOS



MAP



250 East Drive
Melbourne, Florida 32904

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