

FOR LEASE 33,476 RSF

LEE VISTA BUSINESS CENTER - BUILDING D

7443 Emerald Dunes Drive
Orlando, FL 32822



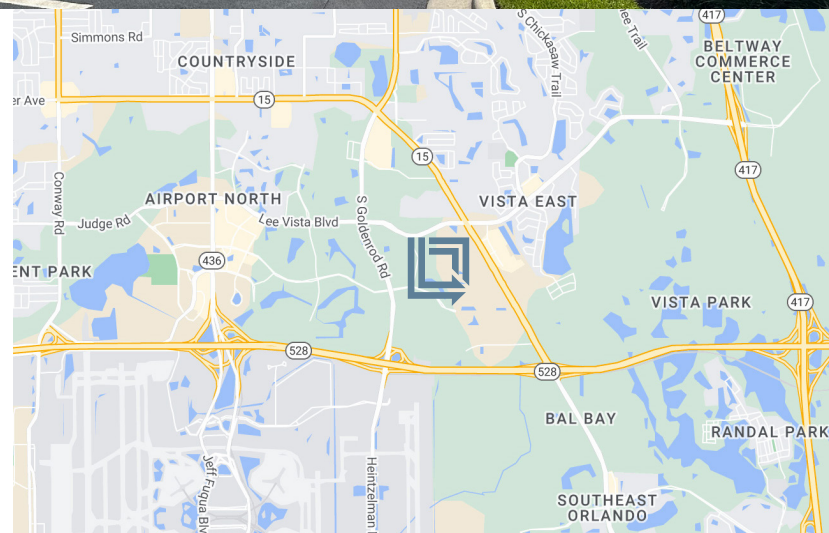
LBA Logistics

AVAILABLE NOW



REAR-LOAD DISTRIBUTION FACILITY

LeeVista Business Center is a 7.70 acre park which is located on the Beachline Expressway directly across from the Orlando International Airport and located off Lee Vista Boulevard between South Goldenrod Road and Narcoossee Road. Building D is 109,062 square feet, 24' Clear Height, and 160' Building Depth.



For Leasing Information Contact:

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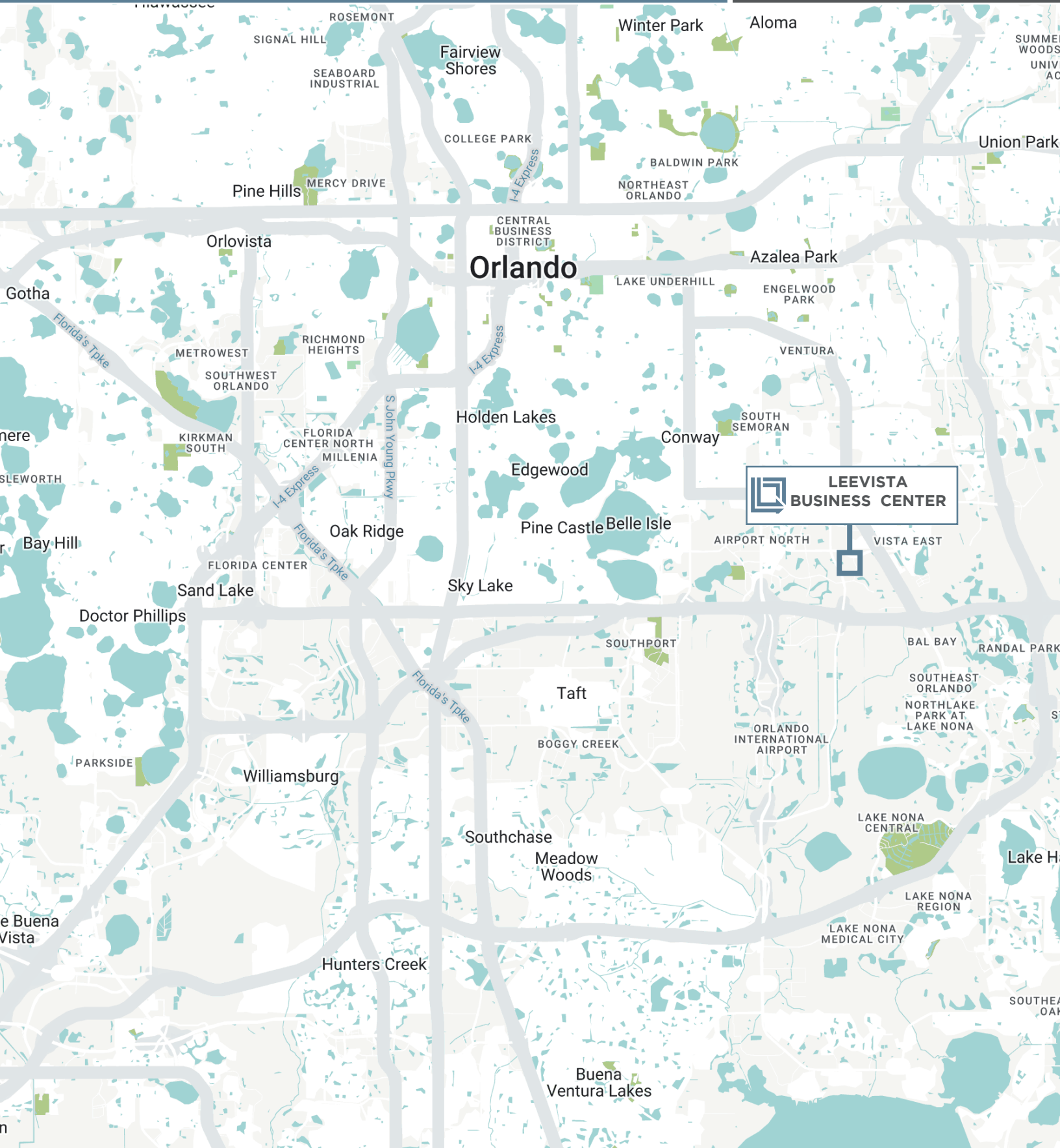
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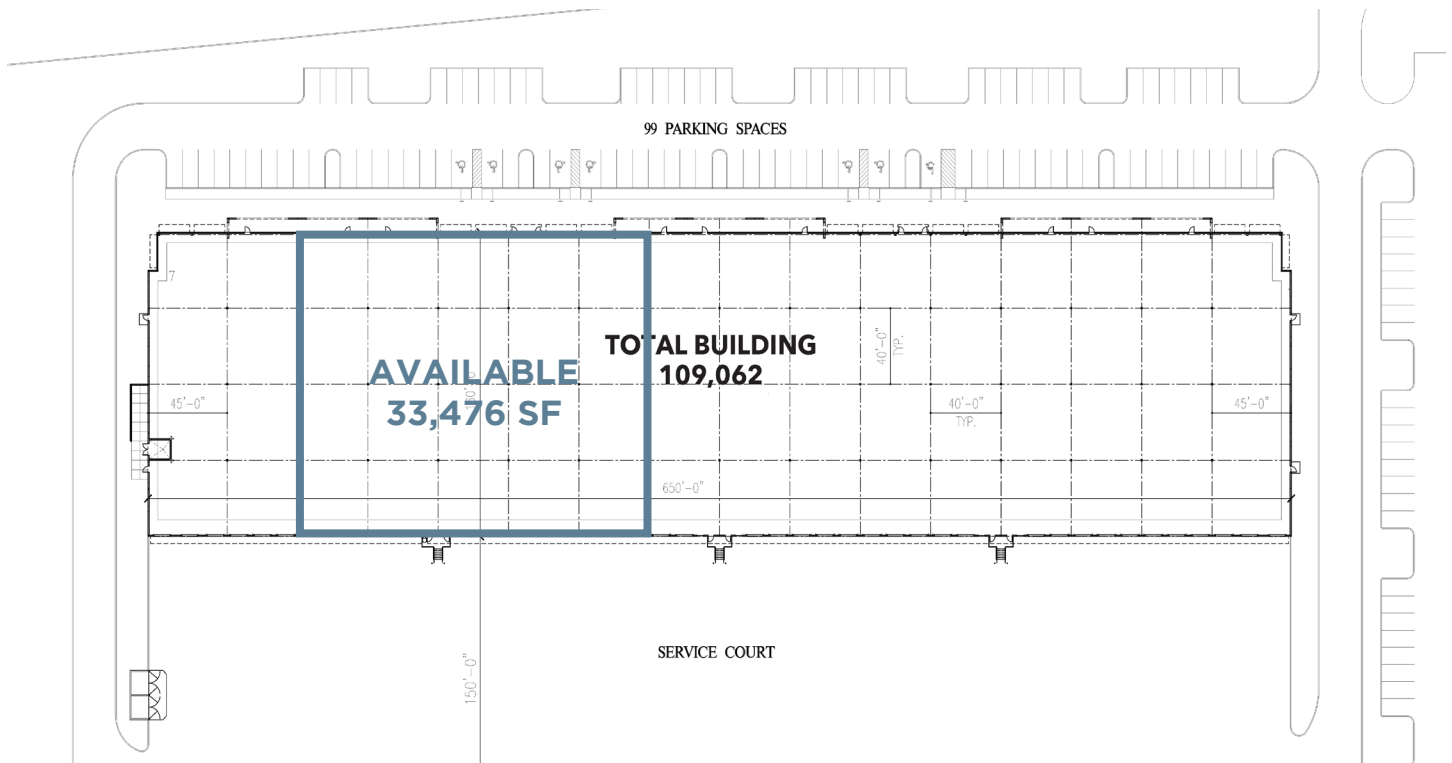


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Property Summary

Building Size:	109,062 Square Feet
Building Depth:	160'
Ceiling Height:	24'
Column Spacing:	40'W x 40'D
Truck Court:	150' including a 60' concrete apron
Sprinkler:	ESFR System with Pump
Construction:	Architectural Tilt-Up Concrete with Tinted Glass and Aluminum Storefronts
Car Parking:	99 Spaces
Electrical Service:	3 phase, 480 volt, 2,000 amp Upon Tenant Verification

Listing Summary

Total Size Available:	33,476 SF
Office Size:	1,885 SF
Doors:	11 Dock High Doors 1 Oversized Door (20' x 12') with Ramp to Grade 2 Pit Levelers
Onsite Trailer Storage:	Up to 17 positions available
Lease Rate:	\$11.95/SF NNN
Op Ex:	\$3.52/SF

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SUITE 1200

