



LEE & ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES

AVAILABLE FOR LEASE

**MULTI-TENANT
INDUSTRIAL
SPACE WITH
OUTSIDE STORAGE**

Airport IOS

*28280 Woodlawn Drive
Punta Gorda, FL 33982*

Airport IOS Highlights

- Units from 10,000 SF to 50,000 SF Available
- 90' Deep Outside Storage Yard Per Unit
- 24' Clear Height ■ Fully Sprinklered
- Office to Suit - Each Building will have One (1) Unit with 500 SF of Office Area
- 12' x 14' Grade-Level Door(s)
- ECAP Zoning Allows for Outside Storage
- 200 Amp / 277 / 480V 3-Phase Power per Unit
- Build-to-Suit Opportunities Available

LEASING BY:

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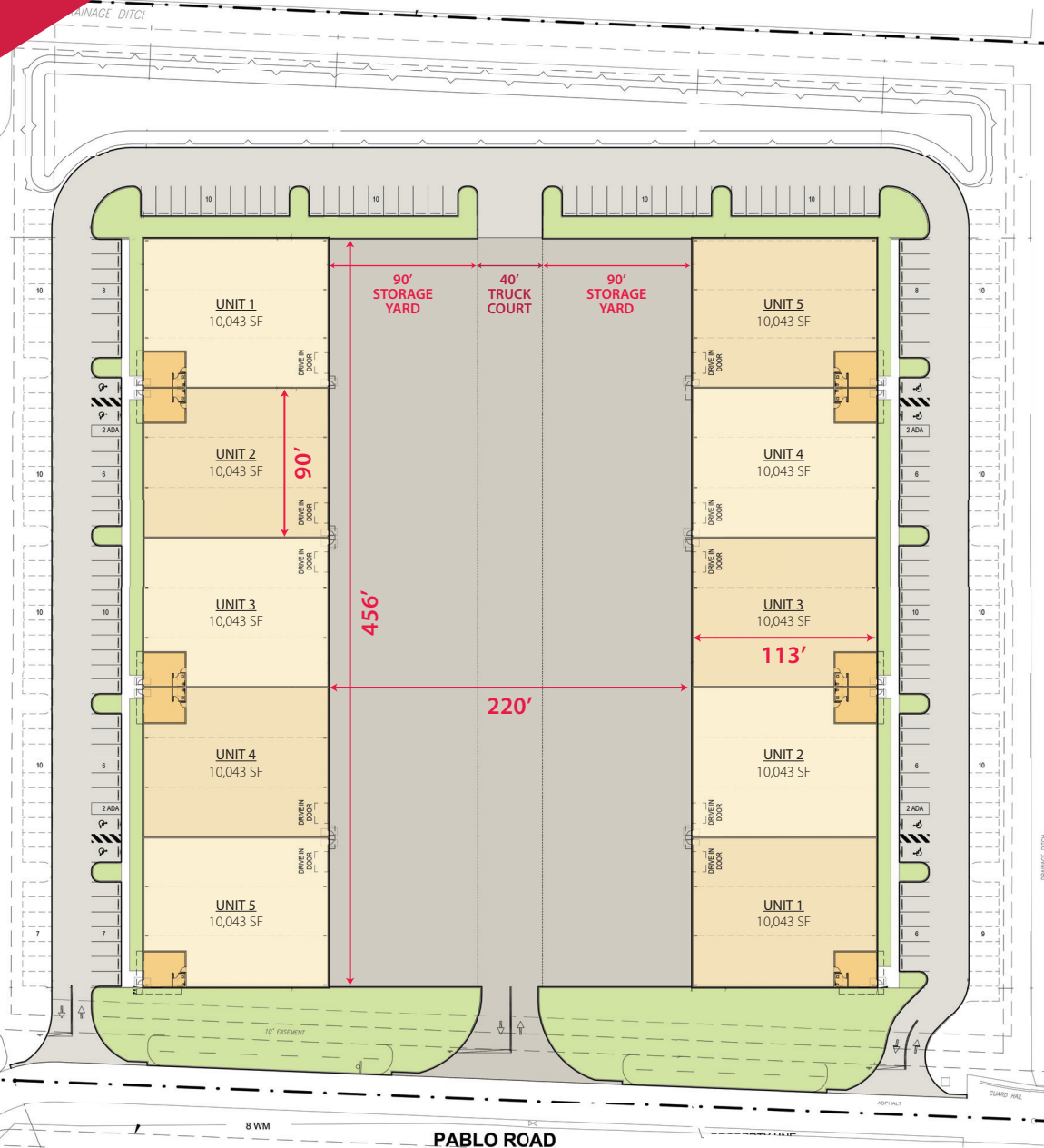
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AIRPORT IOS SITE PLAN

**Flexible
Sizes
Available**



BUILDING A:

Building Size 50,295 SF
Individual Unit 10,043 SF
Office Space 525 SF (per Unit)
Storage Yard 8,100 SF (per Unit)

BUILDING B:

Building Size 50,295 SF
Individual Unit 10,043 SF
Office Space 525 SF (per Unit)
Storage Yard 8,100 SF (per Unit)

PROVIDED PARKING: 113 Cars
+ 8 Handicapped

FUTURE PARKING SPOTS: 96 Cars



AIRPORT IOS RENDERINGS



DISTANCES

- ↑ Sarasota
42-Miles
- ↓ Fort Myers
24-Miles
- ↓ Naples
53-Miles
- ↙ I-75 (Exit 161)
1.5-Miles



Superior Location Advantages

- Access to Interstate 75 via 4-Way Interchange at Jones Loop Rd (Exit 161)
- Adjacent to Punta Gorda Airport (PGD)



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