



3825 HAMILTON ROAD

OUTDOOR STORAGE OPPORTUNITY

 CUSHMAN &
WAKEFIELD

 BLUE STEEL
DEVELOPMENT

5.58 AC AVAILABLE
LAKELAND, FL

200+

OFF-DOCK, FENCED
TRAILER SPOTS

5.58 AC | PAVED & SECURED



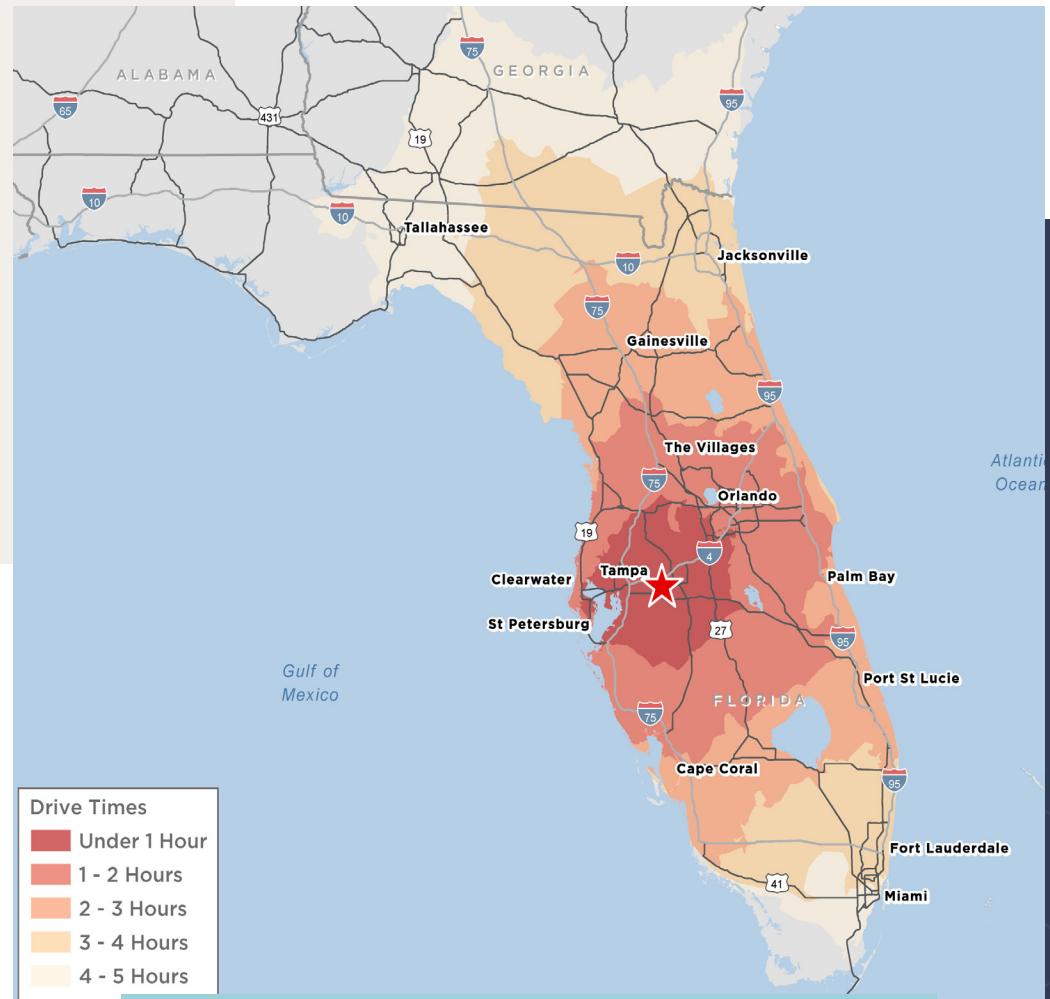
UNMATCHED ACCESSIBILITY

PROXIMITY TO CENTRAL FLORIDA & MAJOR THOROUGHFARES

Businesses here have ample space to build large distribution or manufacturing facilities while still enjoying a direct route and strategic proximity to the entire state of Florida. From there, the entire southeast region is within easy reach.

STRATEGIC LOCATION

- + More than 40 million consumers within a 4-hour truck drive
- + Lakeland and the State of Florida have a pro-business climate with a variety of competitive incentives
- + Access to Interstate 4, the Polk Parkway, State Road 60 and U.S. Highway 27 with easy access to Interstate 75 on the west and Interstate 95 on the east.



*Sources: Polk County Economic Development Council
<https://www.cfcdc.org/do-business-here/why-central-florida/>



3825 HAMILTON ROAD

LAKELAND, FL

TREY CARSWELL, SIOR
Executive Director
+1 813 230 6131
trey.carswell@cushwake.com

LISA ROSS, SIOR
Executive Director
+1 813 760 3209
lisa.ross@cushwake.com

SAM KOROLOS
Director
+1 704 989 1327
sam.korolos@cushwake.com

MELISSA WATTERWORTH
Senior Associate
+1 813 599 2190
melissa.watterworth@cushwake.com

©2026 Cushman & Wakefield. 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.

