

# ORLANDO CENTRAL PARK V

7550 - 7584 BROKERAGE DRIVE | SUITE 7576 | ORLANDO FLORIDA 32809

14,500 - 56,300± SF AVAILABLE | FRONT LOAD FACILITY

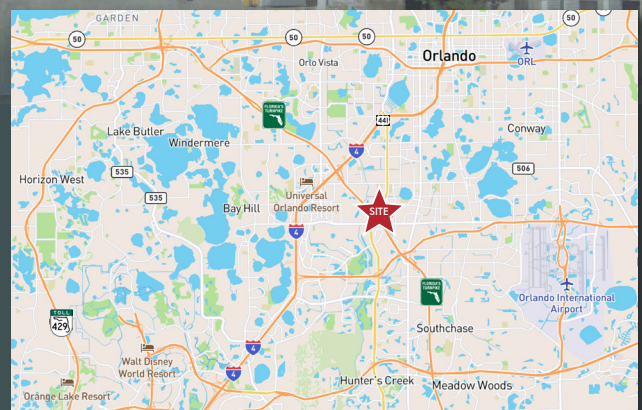


## PROPERTY OVERVIEW

<b>Available SF</b>	14,500 - 53,300, Sq. Ft.	<b>Dock Doors</b>	14 Dock High Doors
<b>Clear Height</b>	22'	<b>Ramps</b>	4 Ramped Doors
<b>Column Spacing</b>	40' x 40'	<b>Parking</b>	1.12/1,000 Sq. Ft.
<b>Building Depth</b>	200'	<b>Lighting</b>	T-5 Lighting with Occupancy Sensors
<b>Truck Court</b>	110'	<b>Power</b>	Electric: 480v
<b>Construction</b>	Concrete Tilt Wall	<b>Fire Protection</b>	.215-.365 GPM/2,000-2,500 SF

## LOCATION OVERVIEW

- + Located in the Orlando Central Park Submarket
- + Immediate access to John Young Parkway
- + 14 miles to the Beachline Expressway (528)
- + 3.8 miles to the Florida Turnpike
- + 4.5 miles to Interstate 4
- + 7.8 miles to Orlando International Airport (OIA)



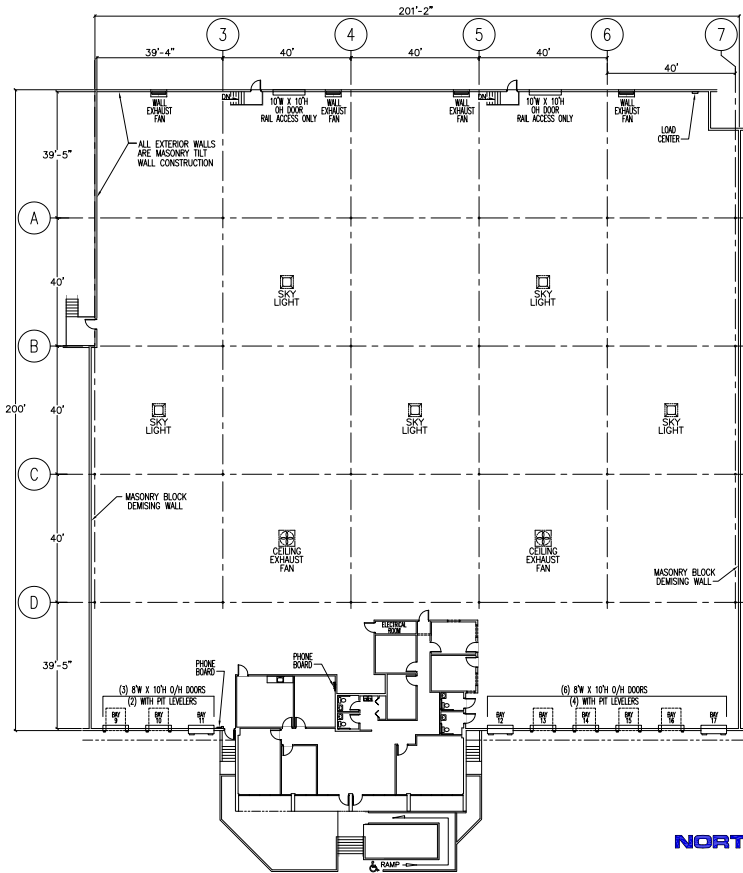
# INDUSTRIAL SPACE FOR LEASE

7550 - 7584 BROKERAGE DRIVE | SUITE 7576 | ORLANDO FLORIDA 32809

## SUITE 7576

### SUITE 7576 HIGHLIGHTS

<b>Available SF</b>	20,000 - 41,800 Sq. Ft.
<b>Office SF</b>	3,151 Sq. Ft.
<b>Loading</b>	Front
<b>Clear Height</b>	22'
<b>Column Spacing</b>	40' x 40'
<b>Dock Doors</b>	9 Dock High Doors (6) with levelers
<b>Ramps</b>	3 Ramped Doors
<b>Building Depth</b>	200'
<b>Truck Court</b>	110'
<b>Construction</b>	Concrete Tilt Wall
<b>Parking</b>	1.12/1,000 Sq. Ft.
<b>Lighting</b>	T-5 Lighting with Occupancy Sensors
<b>Power</b>	Electric: 480v
<b>Fire Protection</b>	.215-.365 GPM/2,000-2,500 SF (ESFR Ready - permit in hand)
<b>Rail Served</b>	Yes



Suite 7576:

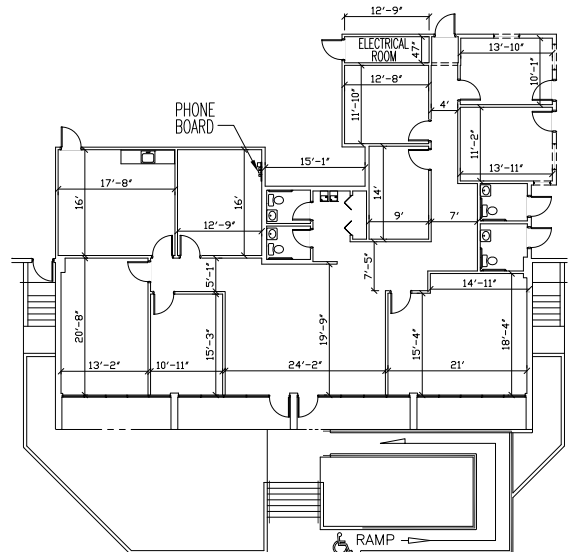
41,800± Sq. Ft.

3,151± Sq. Ft. Office Space

9 Dock High Doors 8'w x 10'h

6 with Pit Levelers

3 Ramped Doors



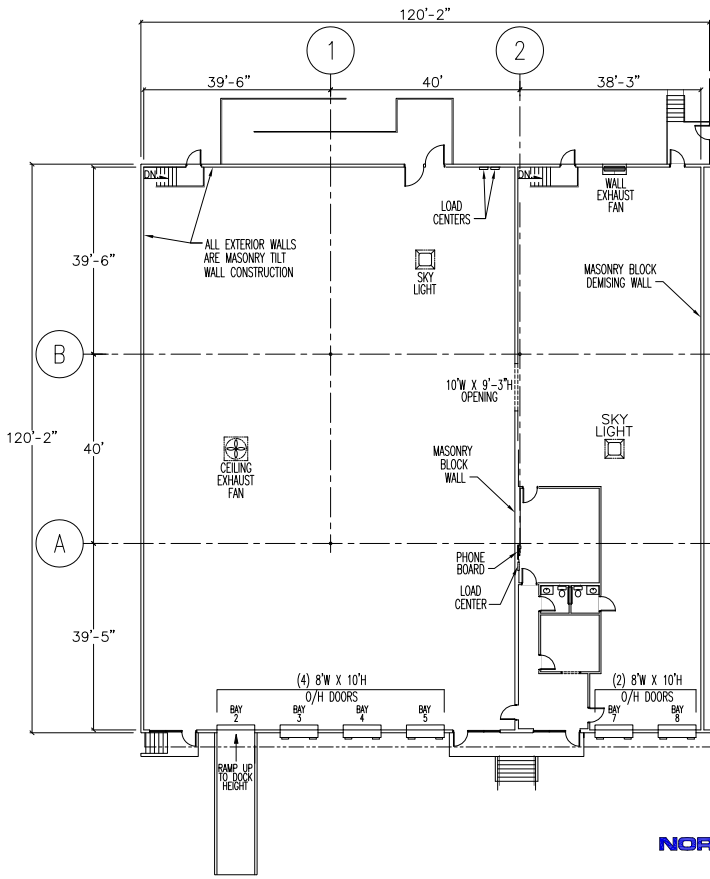
**INDUSTRIAL SPACE FOR LEASE**

7550 - 7584 BROKERAGE DRIVE | SUITE 7584 | ORLANDO FLORIDA 32809

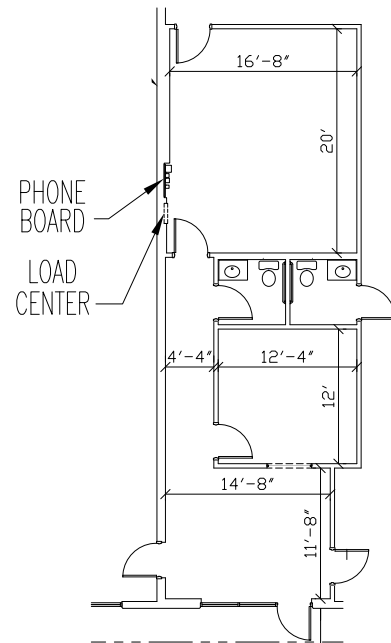
**SUITE 7584**

**SUITE 7584 HIGHLIGHTS**

<b>Available SF</b>	14,500± Sq. Ft.
<b>Office SF</b>	910 Sq. Ft.
<b>Loading</b>	Front
<b>Clear Height</b>	22'
<b>Column Spacing</b>	40' x 40'
<b>Dock Doors</b>	5 Dock High Doors
<b>Ramps</b>	1 Ramped Door
<b>Building Depth</b>	200'
<b>Truck Court</b>	110'
<b>Construction</b>	Concrete Tilt Wall
<b>Parking</b>	1.12/1,000 Sq. Ft.
<b>Lighting</b>	T-5 Lighting with Occupancy Sensors
<b>Power</b>	Electric: 480v
<b>Fire Protection</b>	.215-.365 GPM/2,000-2,500 SF



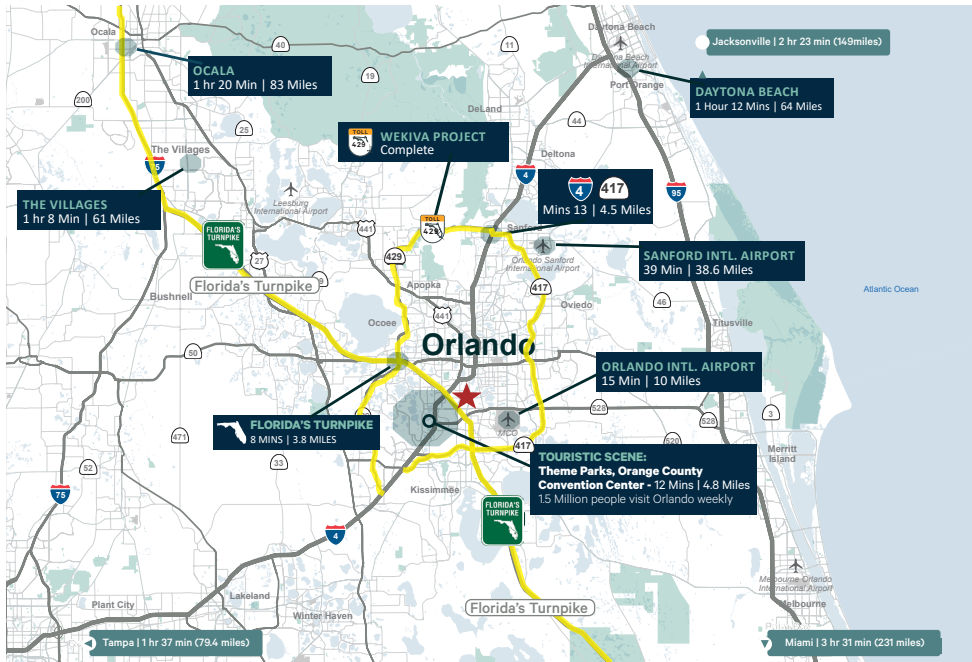
Suite 7584:  
 14,500± Sq. Ft.  
 910± Sq. Ft. Office Space  
 5 Dock High Doors



FOR LEASE

# ORLANDO CENTRAL PARK V

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## LOCATION HIGHLIGHTS

Orlando Central Park premier location boasts top-tier amenities for both statewide and citywide distribution, seamlessly integrating retail, office, and industrial spaces.

Strategically located at the iconic intersection of Florida's Turnpike and Beachline Expressway (528), the park benefits from high visibility, with 137,100 vehicles passing daily. Its close proximity to executive housing enhances accessibility for decision-makers.

- + Located in the Orlando Central Park Submarket
- + Immediate access to John Young Parkway
- + 1.4 miles to the Beachline Expressway (528)
- + 3.8 miles to the Florida Turnpike
- + 4.5 miles to Interstate 4
- + 7.8 miles to Orlando International Airport (OIA)

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