



FOR LEASE

946 SHADICK DR

ORANGE CITY, FL 32763



Orlando Industrial Real Estate is pleased to present this $\pm 4,430$ square foot warehouse building situated on approximately 0.63 acres at 946 Shadick Drive in Orange City, Florida. The property offers a functional layout with office, warehouse, and yard area, making it well suited for a contractor or trades-oriented user. Conveniently located near I-4, the site provides excellent accessibility and ample on-site parking.

AVAILABLE: 4,430 SF

• **CLEAR HEIGHT:** 14'

OFFICE: 1,830 SF

• **PARKING:** 18 SPACES

RATE: \$6,550/MONTH

• **ZONING:** I-1 (LIGHT INDUSTRIAL)

OUTDOOR STORAGE: 0.16 AC

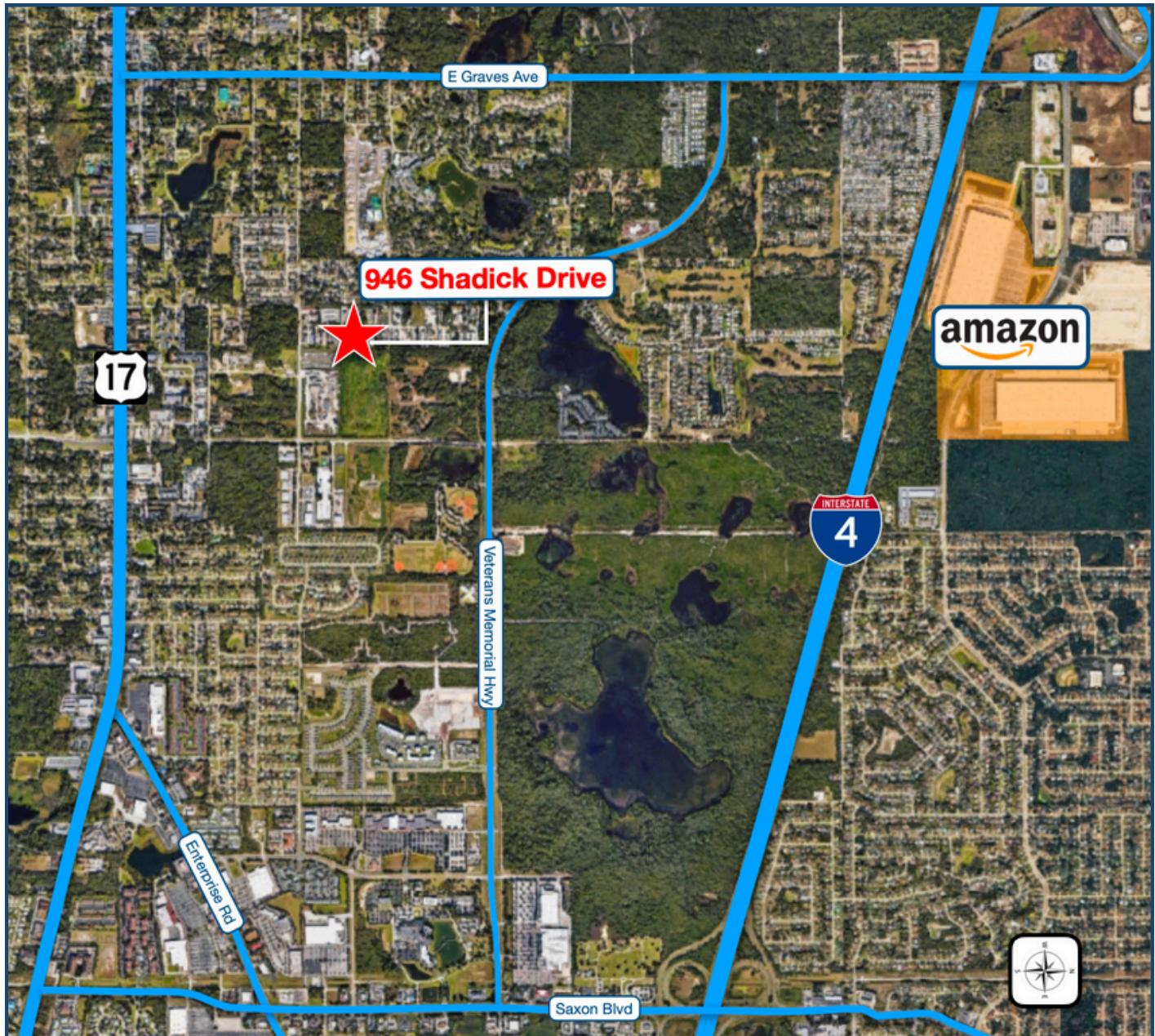
◦ PER CITY OF ORANGE CITY

DOORS: 3 GRADE LEVEL

• **FULLY FENCED W/ GATE ACCESS**

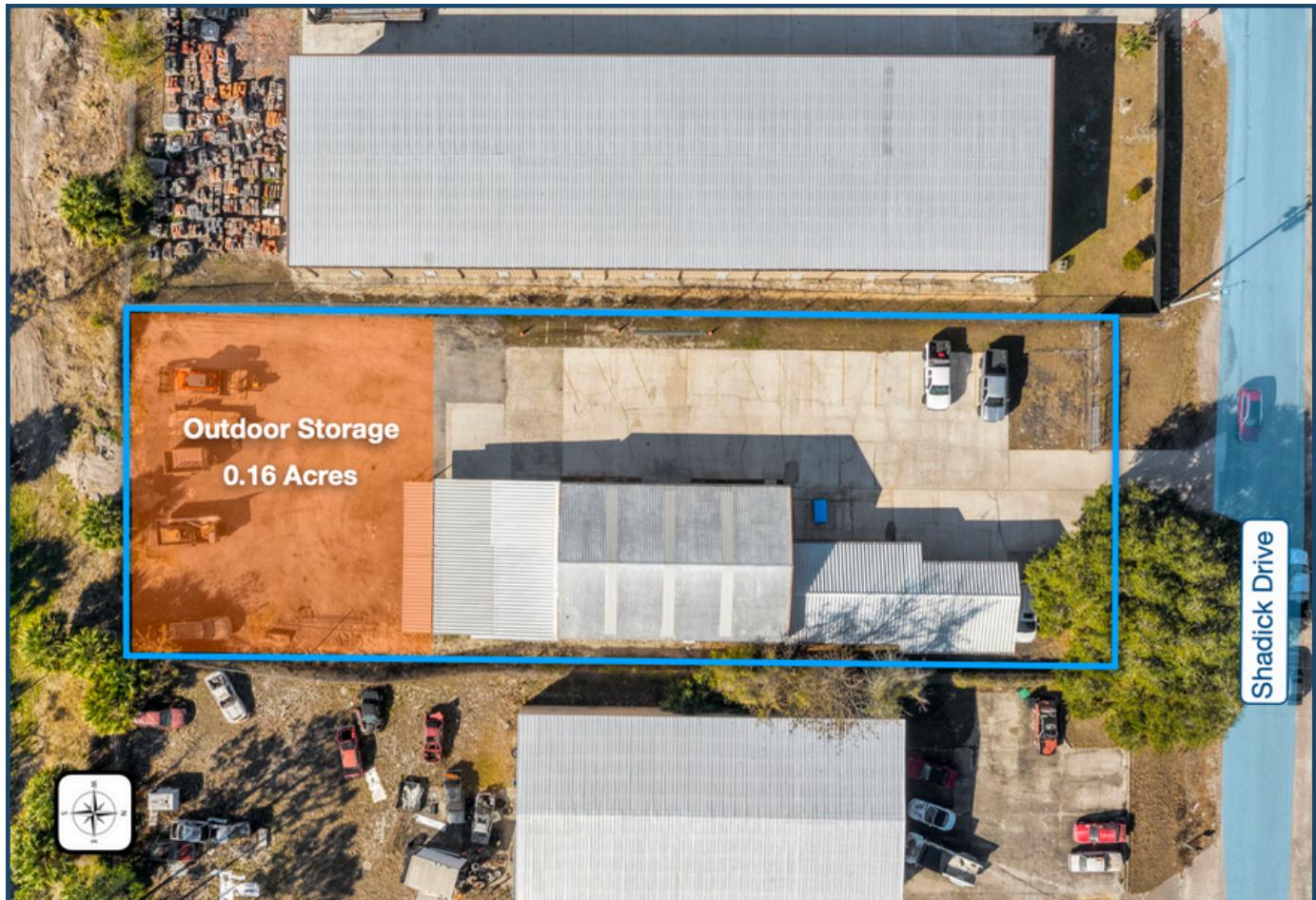


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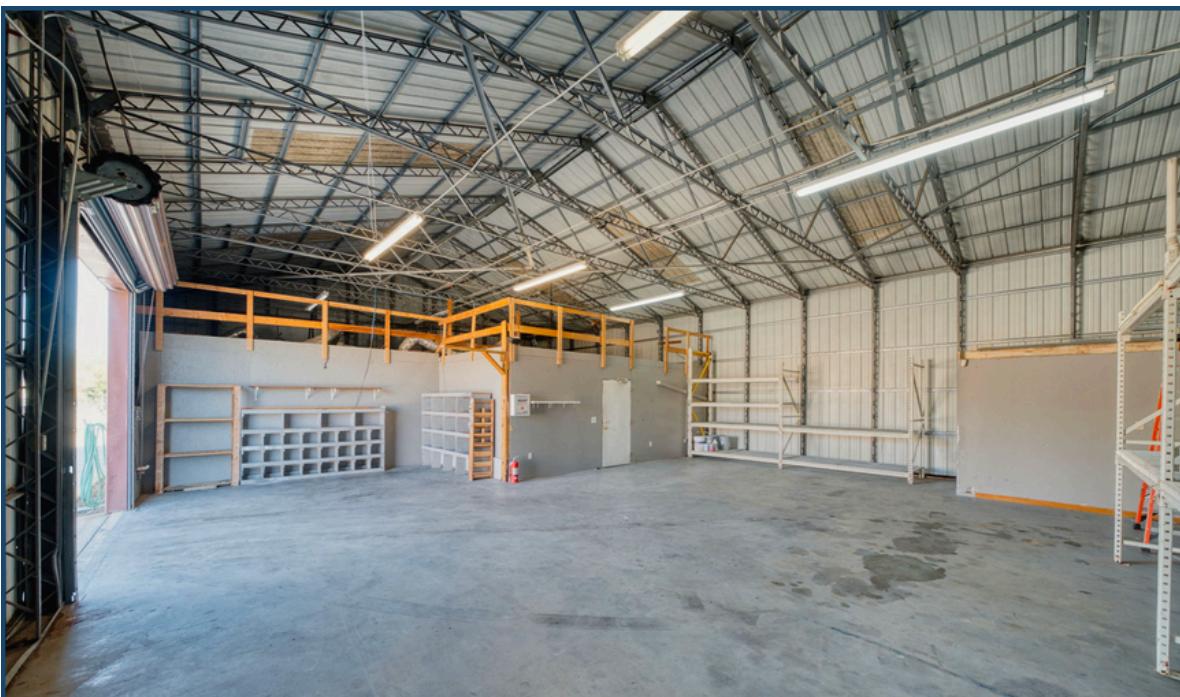
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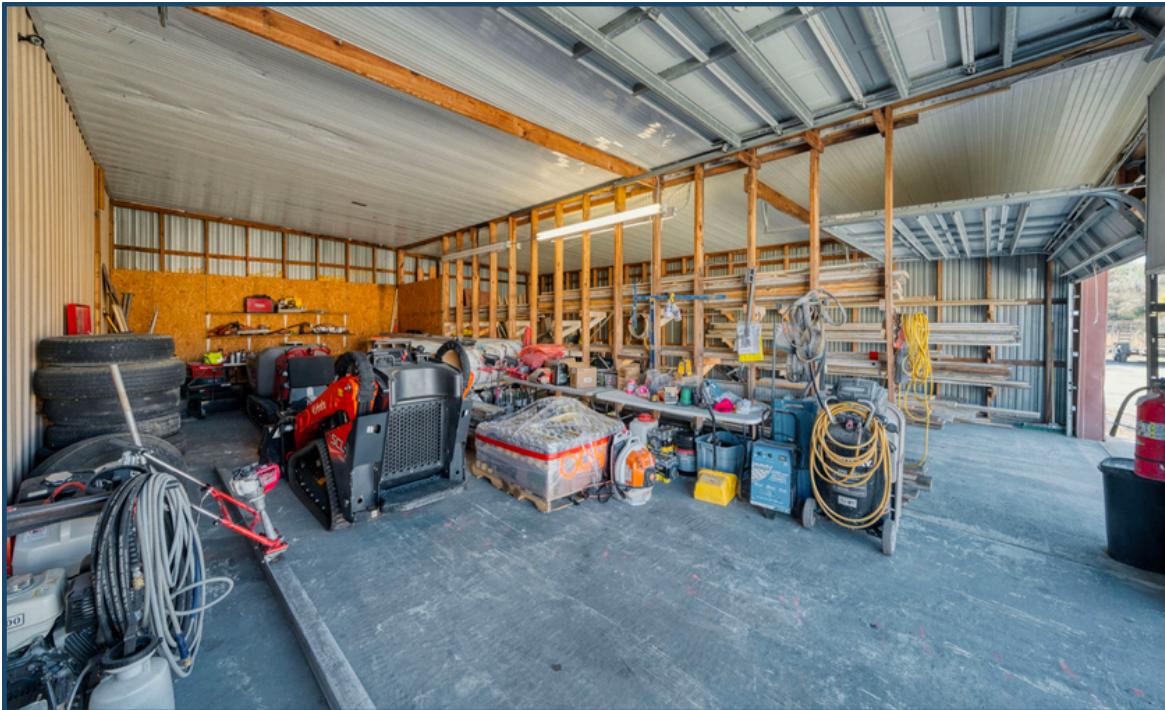


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