

VenturePark Beachline

AEROSPACE PARKWAY & TRANSPORT DRIVE | ORLANDO, FL

VENTURE PARK BEACHLINE (PHASE III)

Buildings IV & V

Site Area27.5 AC

Building Area

Building 1185,900 SF

Building 2212,400 SF

Combined Area.....398,300 SF

INDUSTRIAL FOR LEASE OR SALE

185,900 - 398,300 SF



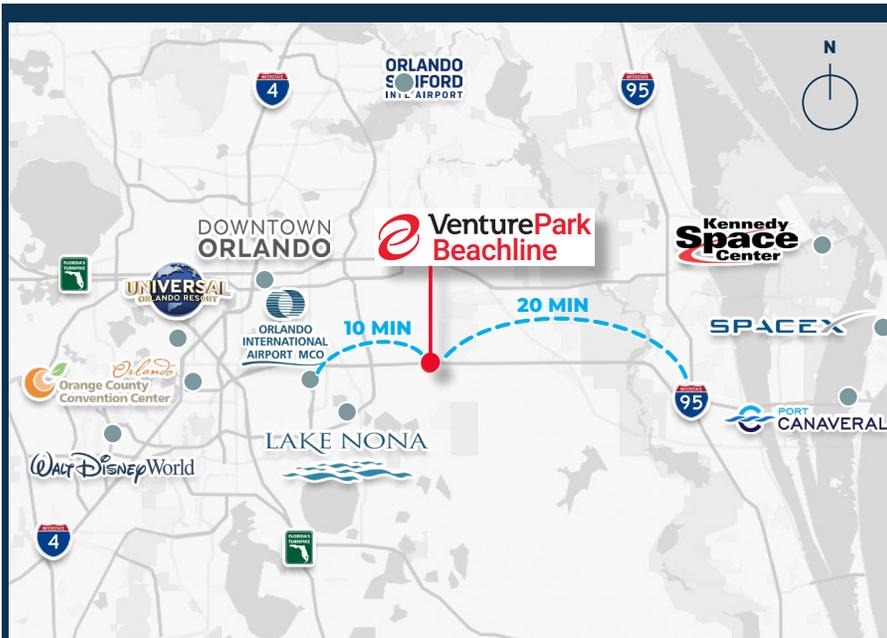
	TOTAL SF	CLEAR HEIGHT	BUILDING DEPTH	DOCK DOORS	DRIVE-IN DOORS	TRUCK COURT DEPTH	TRAILER STALLS	CAR STALLS	POWER
Building 1	185,900 SF	36'	260'	44	2	130' - 185'	27 (1.5 per 10,000 SF)	153 (0.8 per 1,000 SF)	4,000A (Expandable)
Building 2	212,400 SF	36'	260'	50	2	185'	51 (2.1 per 10,000 SF)	176 (0.8 per 1,000 SF)	4,000A (Expandable)
Total	398,300 SF	-	-	94	4	-	78 (2.0 per 10,000 SF)	329 (0.8 per 1,000 SF)	-

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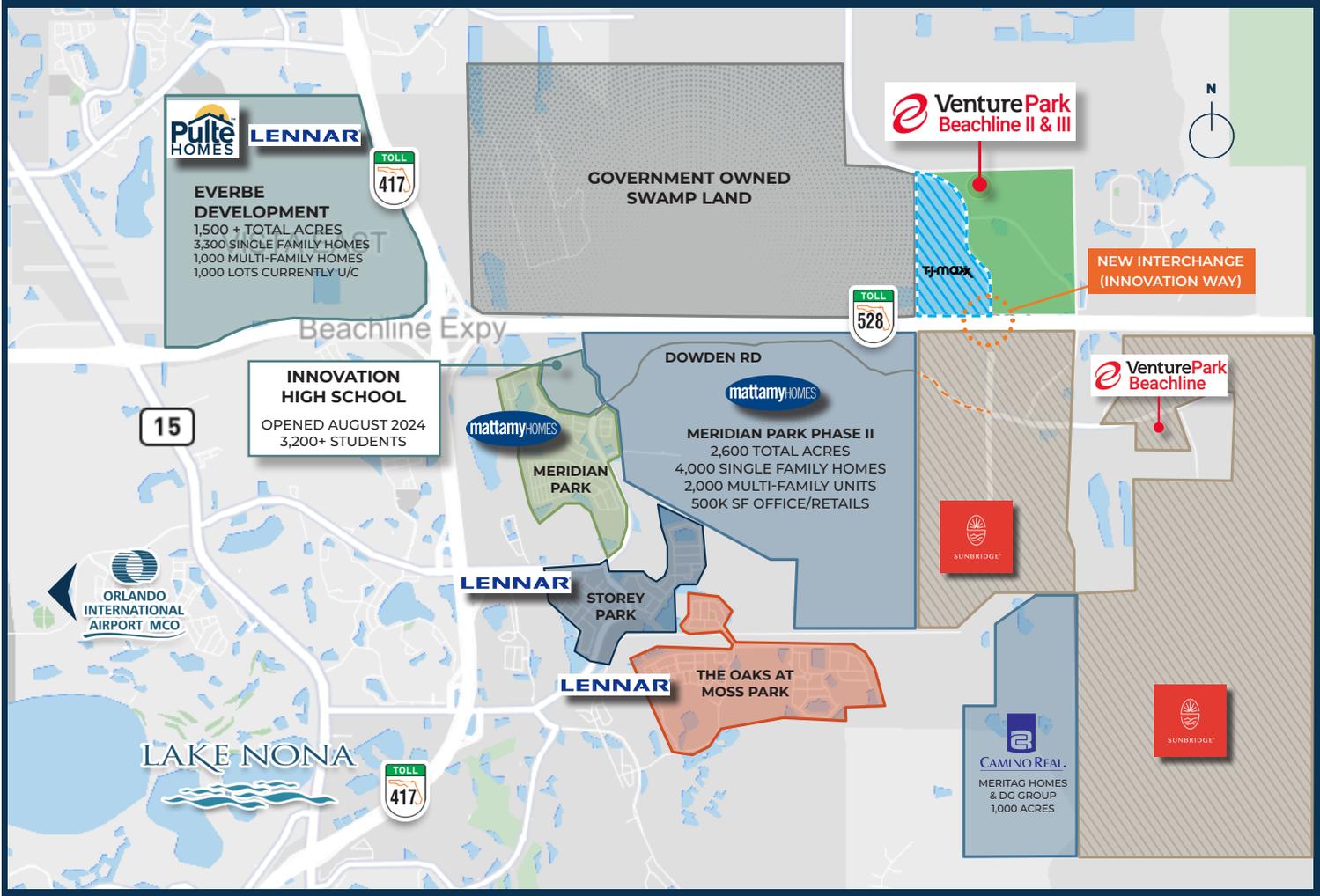
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KEY HIGHLIGHTS

- Flexibility to Sell Individual Buildings
- Available as Build-to-Suit to Own or Lease
- Site has access to abundant power
- Less than 1 Mile to SR-528/Beachline Highway, providing immediate access to Orlando International, SR-417, I-95, and the Space Coast
- Within a one-day turn-around of **22 million** customers, and eight hours of **45 million**



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