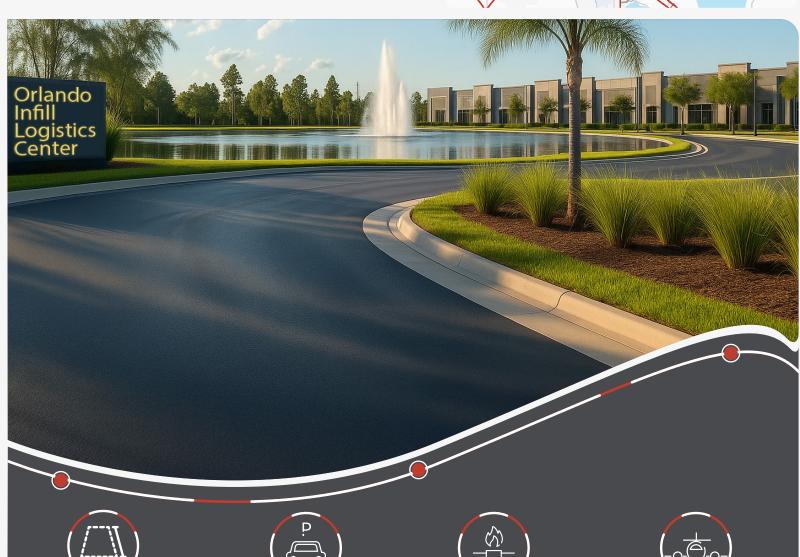
ORLANDO INFILL LOGISTICS CENTER



FOR **LEASE**

±1.5 million SF of brand-new industrial space across 9 buildings, ranging from 75,600 to 1.2 million SF, just 4 miles from Orlando International Airport (MCO).







MULTIPLE SITE PLANS

for 2-9 buildings ranging from 75,600 SF to 1.2M SF with delivery 2026



AMPLE PARKING & TRAILER SPACE

Up to 1,500± auto spaces and 600± trailer spaces on 1.2M SF plan



UTILITY READY

20 MW available immediately as well as natural gas

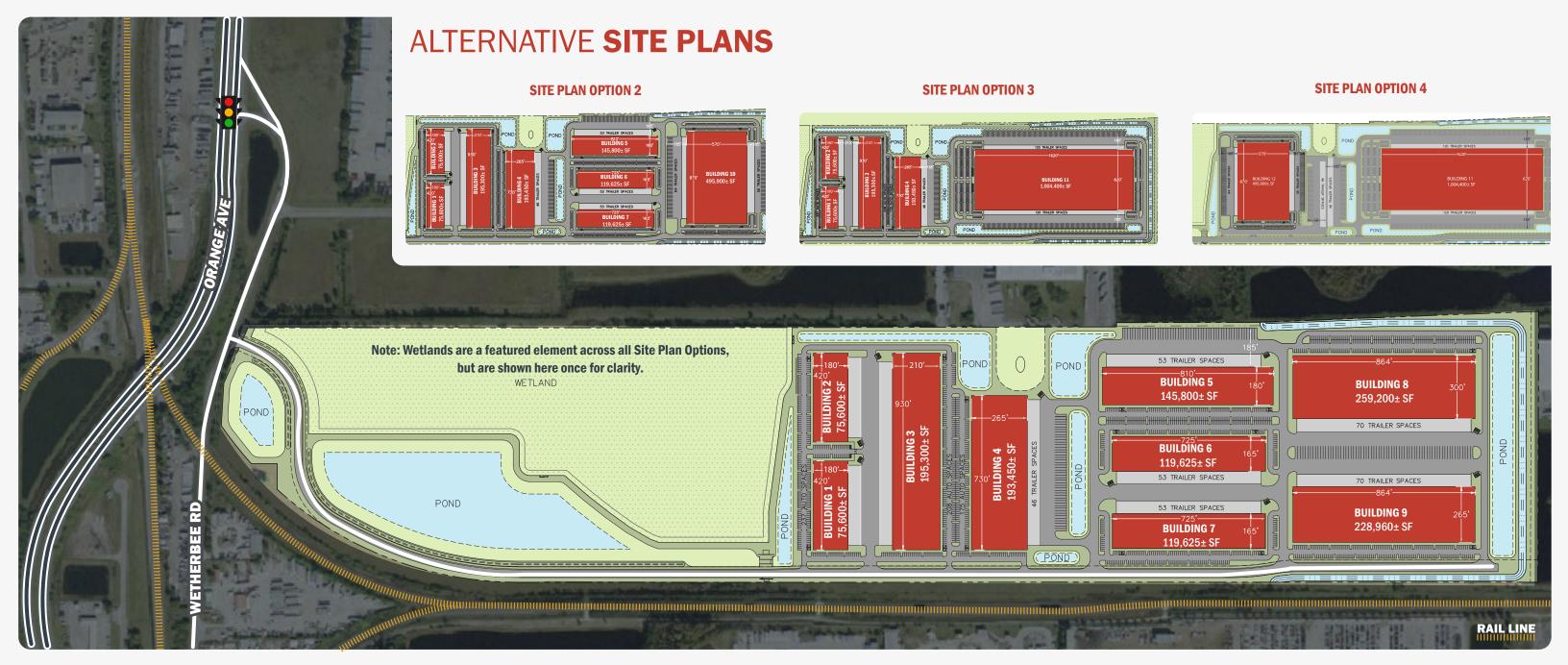


STRATEGIC LOCATION

Just 4 miles from the 7th busiest U.S. airport, with major road access and a strong labor pool.







PROJECT HIGHLIGHTS

- Four Miles from Orlando International Airport | Florida's busiest airport with over 57 million passengers in 2024
- Situated in a major industrial area of Orlando (Tradeport/Airport Industrial Park)
- Centralized location to cover Florida and the Southeast United States
- Excellent access to major highways
- Flexible site plan to accommodate most any size building
- Willing to consider designing site to accommodate large parking or lay-down requirements
- Can schedule construction to match building delivery requirements from 2026 Q3 thru 2028
- It can accommodate heavier manufacturing operations with 20 MW available immediately, as well as natural gas.

Bldg	SF	Clear Ht	Dim	Truck Court Depth	Auto Parking	Trailer Parking
1	75,600	32'	420' x 180'	210'	237	Dock Parking
2	75,600	32'	420' x 180'	210'	237	Dock Parking
3	195,300	36'	930' x 210'	210'	208	Dock Parking
4	193,450	36'	730' x 265'	185'	175	46
5	145,800	32'	810' x 180'	185'	341	53
6	119,625	32'	725' x 165'	200'	160	53
7	119,625	32'	725' x 165'	200'	160	53
8	259,200	36'	864' x 300'	130'	247	70
9	228,960	36'	864' x 265'	130'	174	70
10	495,900	40'	870' x 570'	185'	174	119
11	1,004,400	40'	1620' x 620'	185'	550	240
12	495,900	40'	870' x 570'	185'	174	119

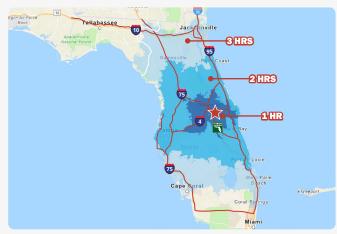
ORLANDO INFILL LOGISTICS CENTER

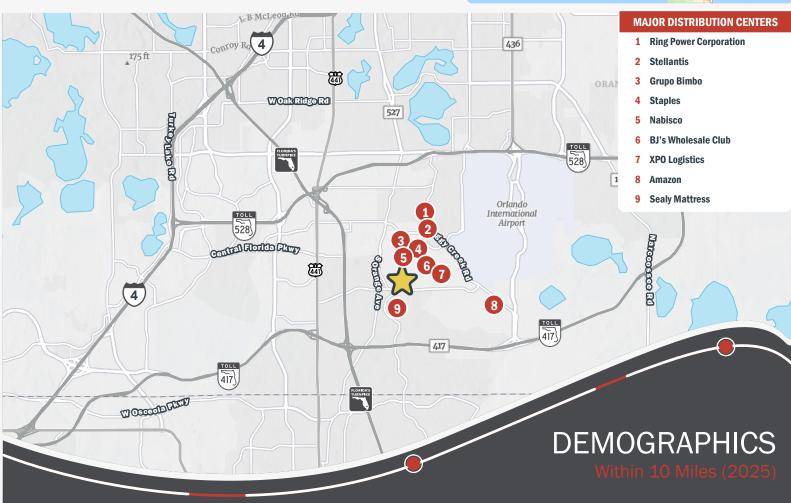


IMPORTANT DISTANCES

- 1.5 miles to Florida's Turnpike
- 6.5 miles to I-4
- 53.9 miles to I-75
- 3.8 miles to Orlando Intl. Airport
- 🛵 76.8 miles to Tampa Intl. Airport
- দী 72.8 miles to Port Tampa Bay

- 45.4 miles to Port Canaveral
- 73.6 Miles to Tampa
- 134.6 miles to Jacksonville
- 9 196.3 miles to Miami
- 411.2 miles to Atlanta







813,741



294,972
HOUSEHOLDS



\$104,668 HOUSEHOLD INCOME



561,386 LABOR FORCE



Colliers

