

**For Lease | 5115 Frontage Rd N, Lakeland, FL 33810**



**AADT: 127,500**



**FOR LEASE | 27,000 – 56,044 SF + 1.2 Acres Outdoor Storage**  
**5115 Frontage Rd N, Lakeland, FL 33810**

**Highway Exposure Warehouse with Dock High & Grade Level + Frontage on I-4**

Robbie Lober  
Managing Member  
727-999-1806

[Robbie@Loberrealestate.com](mailto:Robbie@Loberrealestate.com)

Devin Beeler  
Senior Associate  
727-709-2179

[Devin@Loberrealestate.com](mailto:Devin@Loberrealestate.com)

Alec Seow  
Associate  
865-863-0399

[Alec@Loberrealestate.com](mailto:Alec@Loberrealestate.com)

**LOBER**  
REAL ESTATE INVESTMENTS AND LEASING



# Property Overview

**Google Maps Link:**    [Click Link Here!](#)

**Address:**                    5115 Frontage Rd N, Lakeland, FL 33810

**Size Available:**            27,000 SF - 56,044 SF

**Access:**                    2 points of ingress/egress with full drive around

**Availability:**              Now!

**Loading:**                  Oversized grade level loading + dock high loading

**Power:**                    1,200 amps 800 volts 3 phase

**Clear Height:**            16 - 24 feet

**Zoning:**                    "GI" – General Industrial

**County / Submarket:**    Polk / Lakeland

**Lot Size:**                  5.41 acres

**Sprinklers:**                Wet Pipe

**Construction:**            Metal with steel frame

**Outdoor Storage:**        1.2 acres of outdoor storage in the rear of the property for lay down yard, fleet parking and/or trailer positions

**Tenancy:**                   Single Tenant or Two (2) Tenants

**Traffic Count:**            127,500 vehicles per day!

**Frontage:**                  420 ft on I4





# Exterior Photos



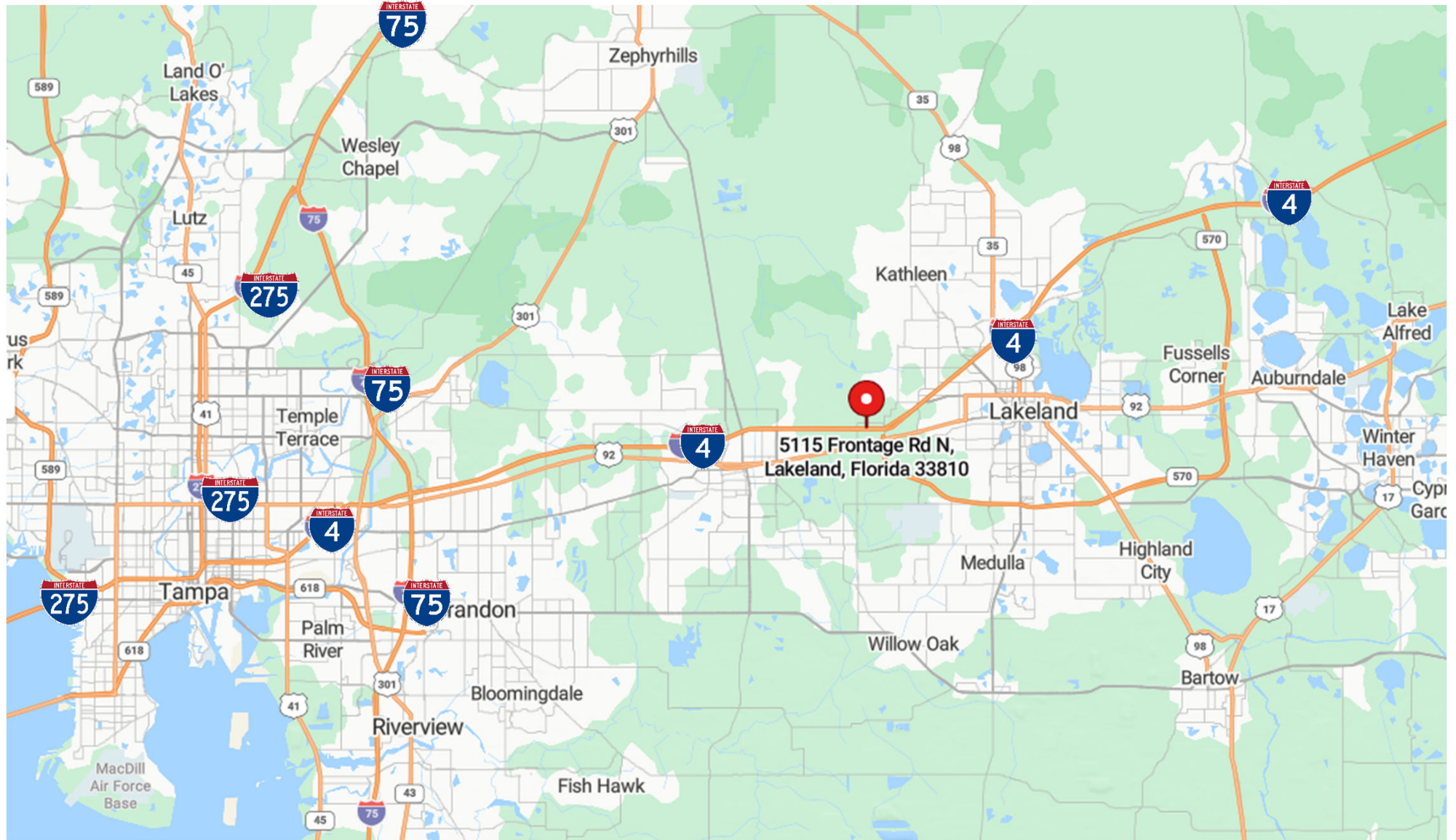


# Interior Photos





## Heart of I4 Corridor – Close Proximity to Polk Parkway FL570 and County Line Road







Contact for pricing and more info:

Robbie Lober  
Managing Member  
727-999-1806

[Robbie@Loberrealestate.com](mailto:Robbie@Loberrealestate.com)

Devin Beeler  
Senior Associate  
727-709-2179

[Devin@Loberrealestate.com](mailto:Devin@Loberrealestate.com)

Alec Seow  
Associate  
865-863-0399

[Alec@Loberrealestate.com](mailto:Alec@Loberrealestate.com)

**LOBER**  
REAL ESTATE INVESTMENTS AND LEASING

The information contained in this document has been obtained from sources believed reliable. While Lober Real Estate LLC does not doubt its accuracy, Lober Real Estate LLC has not verified it and makes no guarantee, warranty, or representation about it. It is your responsibility to independently confirm its accuracy and completeness. Any projections, opinions, assumptions, or estimates used are for example only and do not represent the current or future performance of the property. The value of this transaction to you depends on tax and other factors which should be evaluated by your tax, financial, and legal advisors. You and your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for your needs.