

Palm River Center Warehouse for Lease

9208 Palm River Rd, #303, Tampa FL 33607

EXECUTIVE SUMMARY



Summary:

Lease Rate:	\$13 PSF NNN
Space Size:	8,160 SF (approx. 1/2 Warehouse & ½ office)
Use:	Warehouse Distribution
Zoning:	M/Manufacturing
Parking:	Adequate
Column Spacing:	50'x40'
Dock Doors:	One Dock Door/One Ramp Door
Wall Height:	24 Ft
Available:	ASAP
Year Built:	1992
Construction:	Tilt Wall
Power:	3 phase in building
Sprinklers:	Wet System

Overview:

This is an excellent opportunity to lease a space in Palm River Center Building 300. Palm River Center is an industrial development with an excellent location along the US 301 corridor just south of Adamo Dr and Interstate 4 Tampa FL. PRC has a park like setting with good access points along both US 301 and Palm River Road. The intersection of Palm River and US 301 has a stop light that gives access in either north or southbound directions. PRC has good customer access to most of the Tampa Bay area as well as proximate local supporting retail for your employees.

The 8,160 SF space is in a tilt wall building with, 24' clear heights, sprinklers, plenty of power, two dock doors (one with a ramp) and ½ office buildout. This opportunity is perfect for any business looking for warehouse distribution space in an excellent location.

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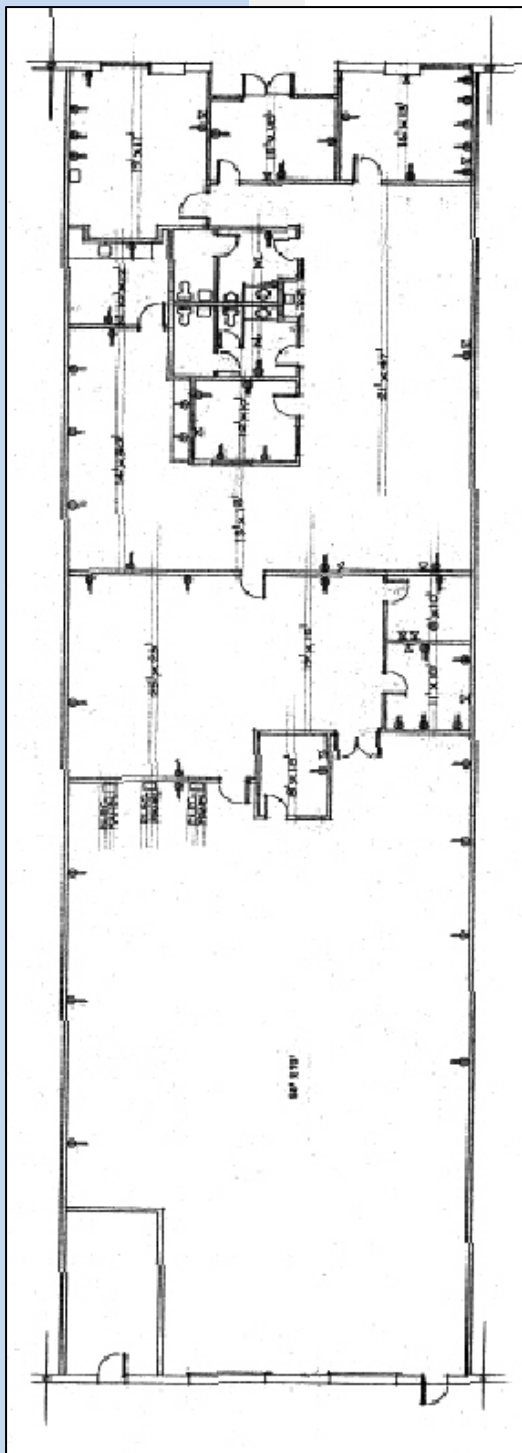
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FLOOR PLAN AND PICS



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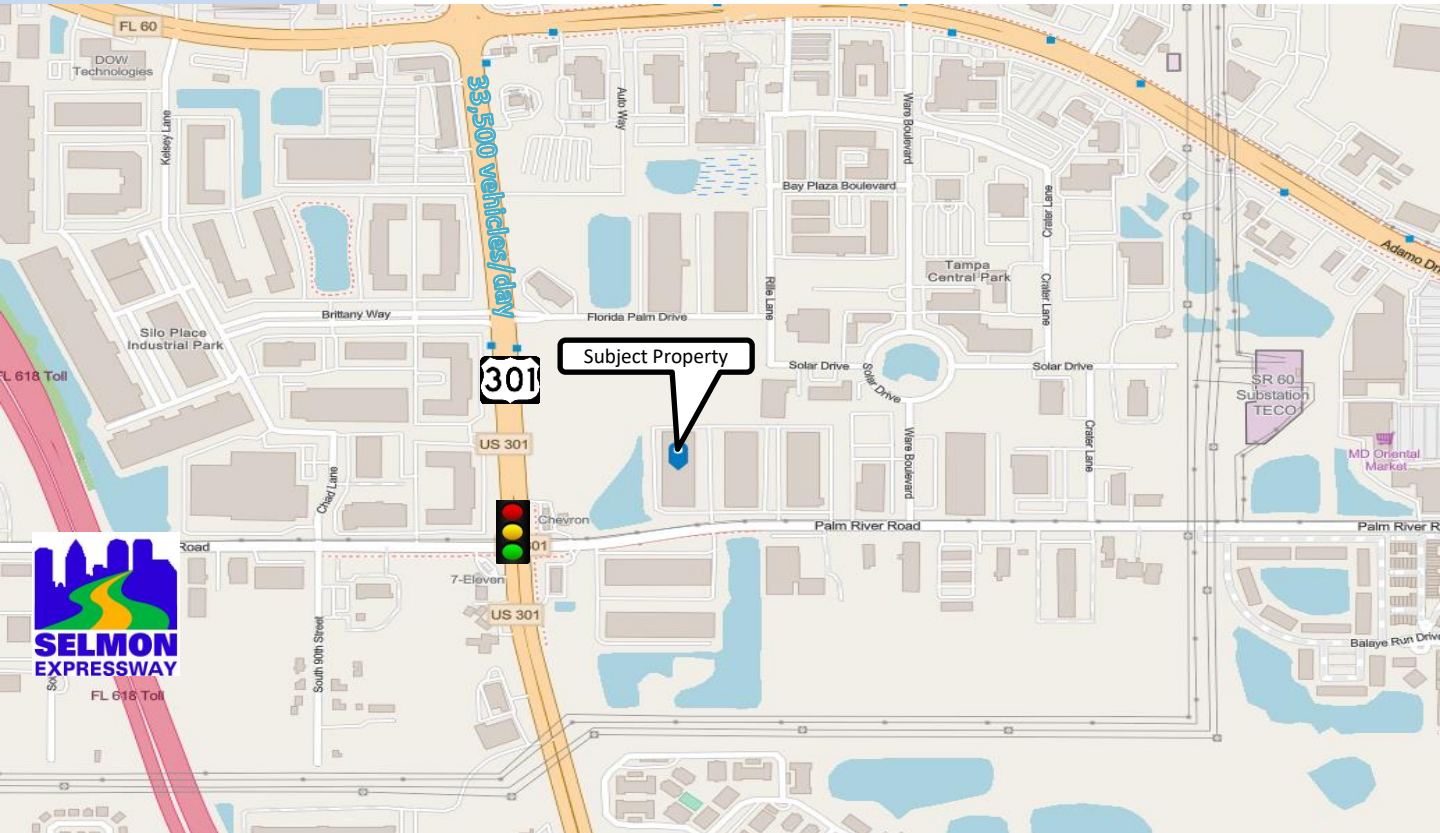
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LOCATION MAP AND AERIAL



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DRONE PICS



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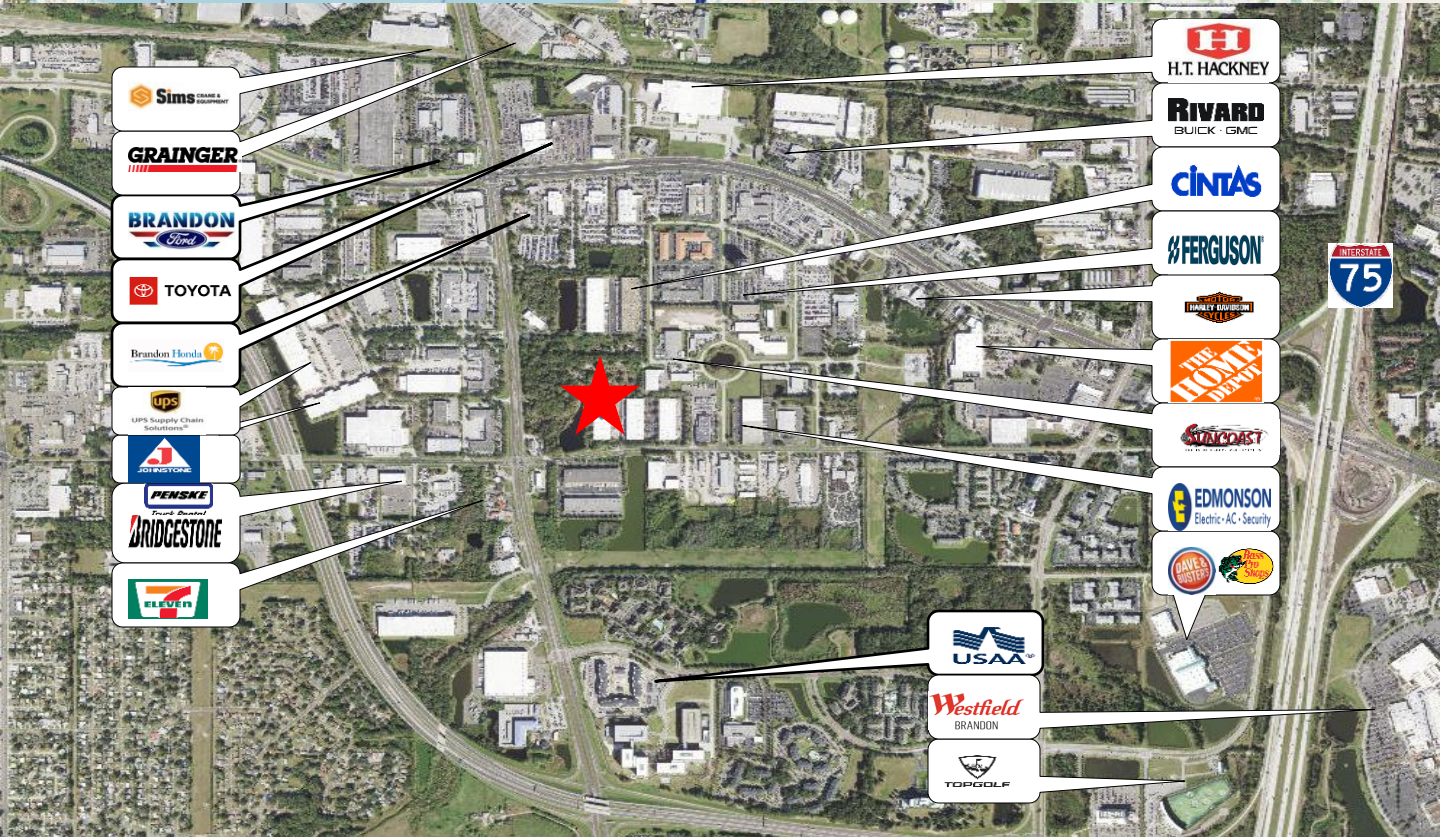
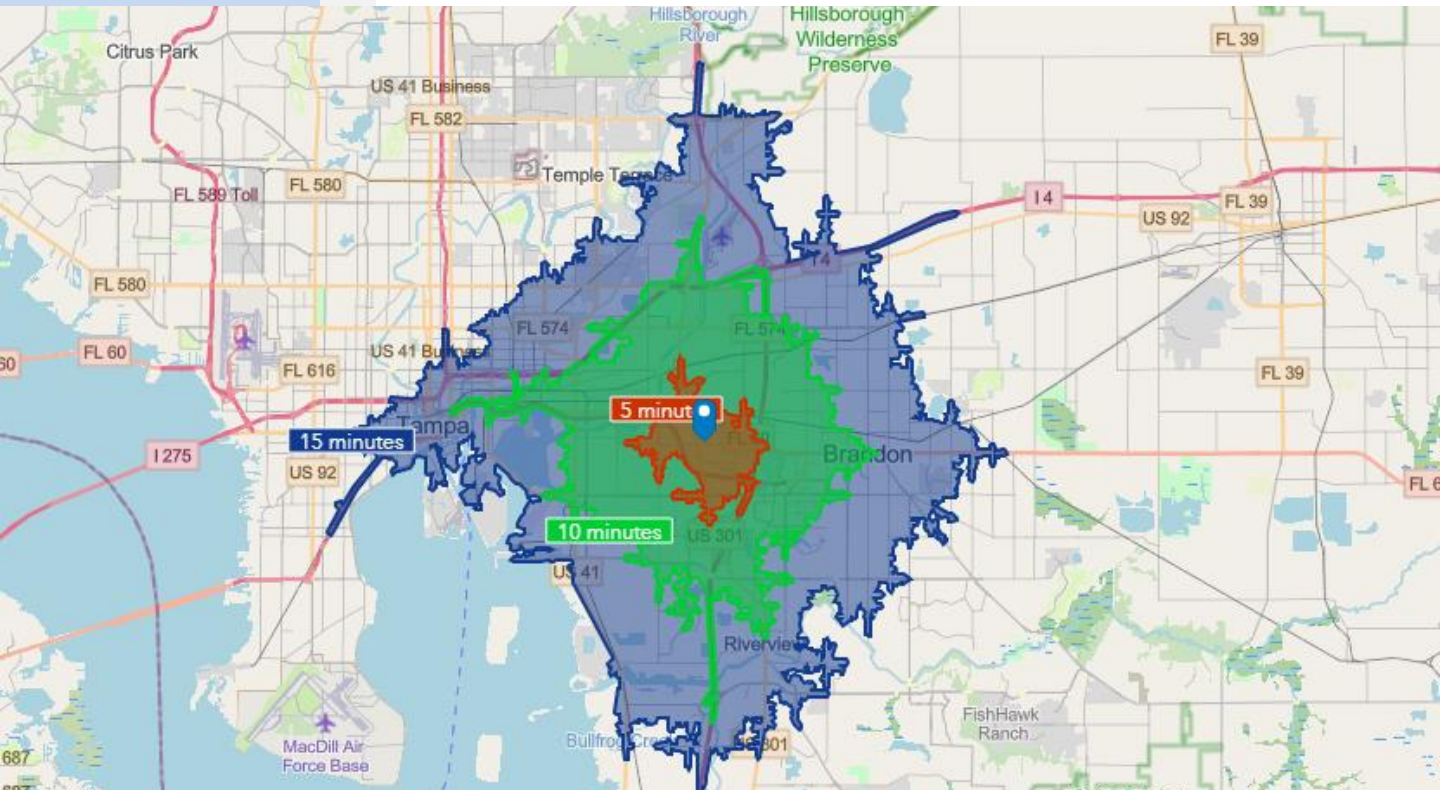
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DRIVE TIME AND CORPORATE AREA MAPS



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