



**COLDWELL
BANKER
COMMERCIAL**
AI GROUP

FOR LEASE

CBCWORLDWIDE.COM

SPRINGVIEW INDUSTRIAL

290 Springview Commerce Drive
Debary FL, FL 32713



Industrial

Gabriel Garrido, CCIM
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**COLDWELL BANKER COMMERCIAL
AI GROUP**

1019 Town Center Drive, Orange City, FL 32763
386.775.8633



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290 Springview Commerce Drive, Debary FL, FL 32713

LEASE

LEASE INFORMATION

Lease Type:	NNN	Lease Term:	3-5 years +
Total Space:	32,000 SF	Lease Rate:	Negotiable

AVAILABLE SPACES

DESCRIPTION

Available for lease is a flex space with approximately 32,000 square feet. Currently there is a 20x29ft and a 20x26 foot cooler and multiple separated bays within unit. The space can be leased as is or opened to brought back to classic open span warehouse. A majority of the warehouse is climate controlled. There are 9 dock high grade door with levelers and a dock ramp. The unit is located in one of the few, " class A" industrial buildings in Debary FL and just minutes from an I-4 access point.

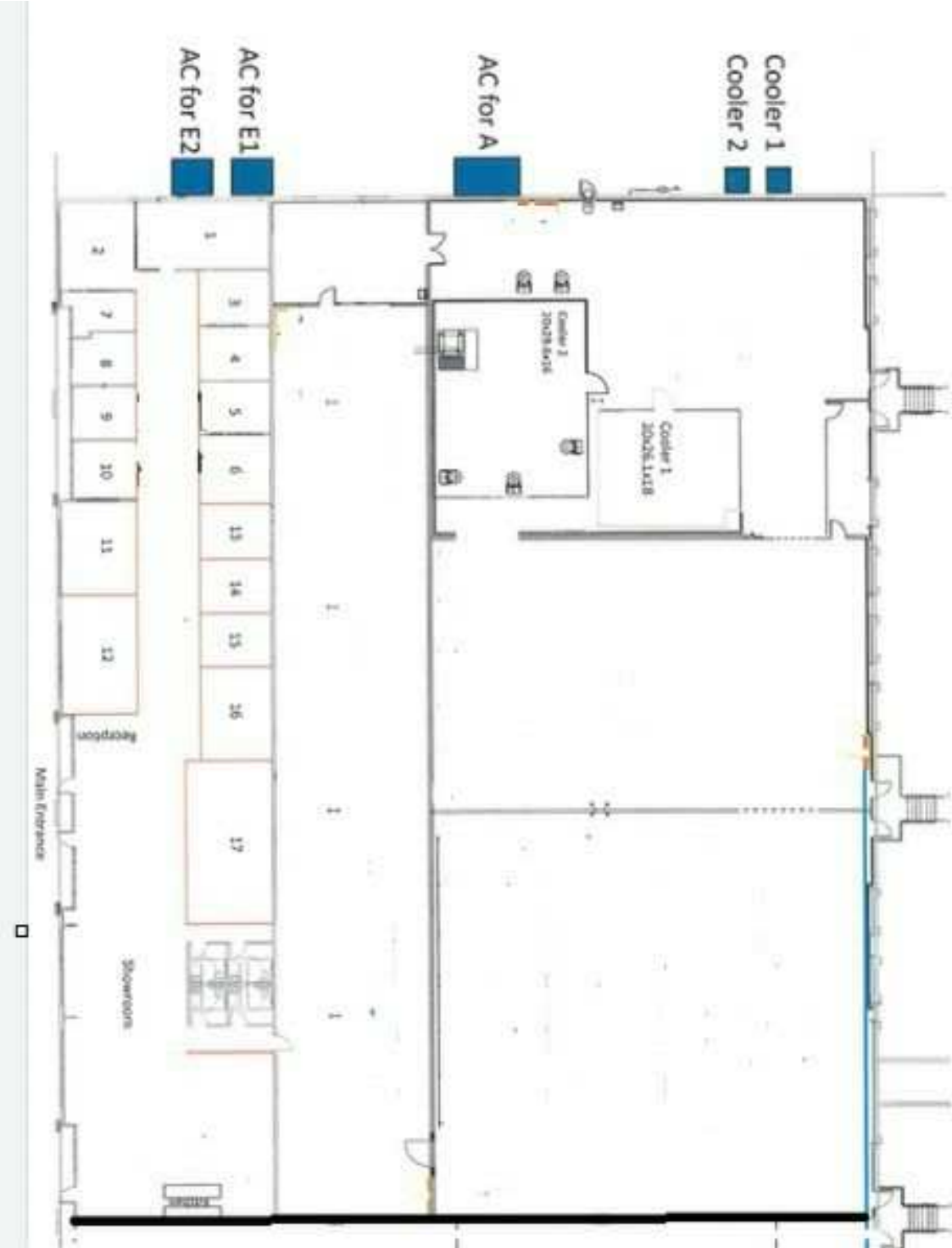
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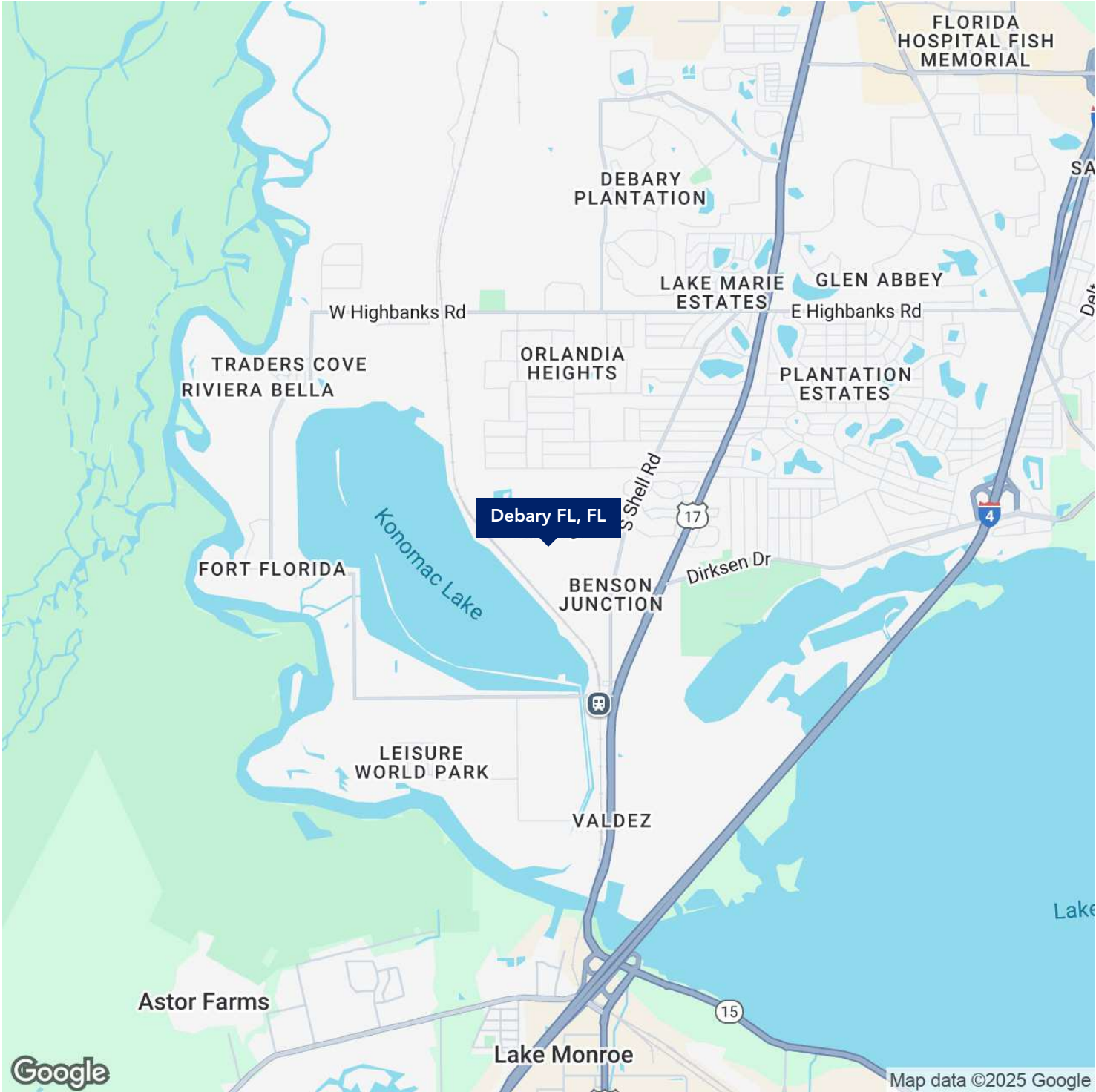
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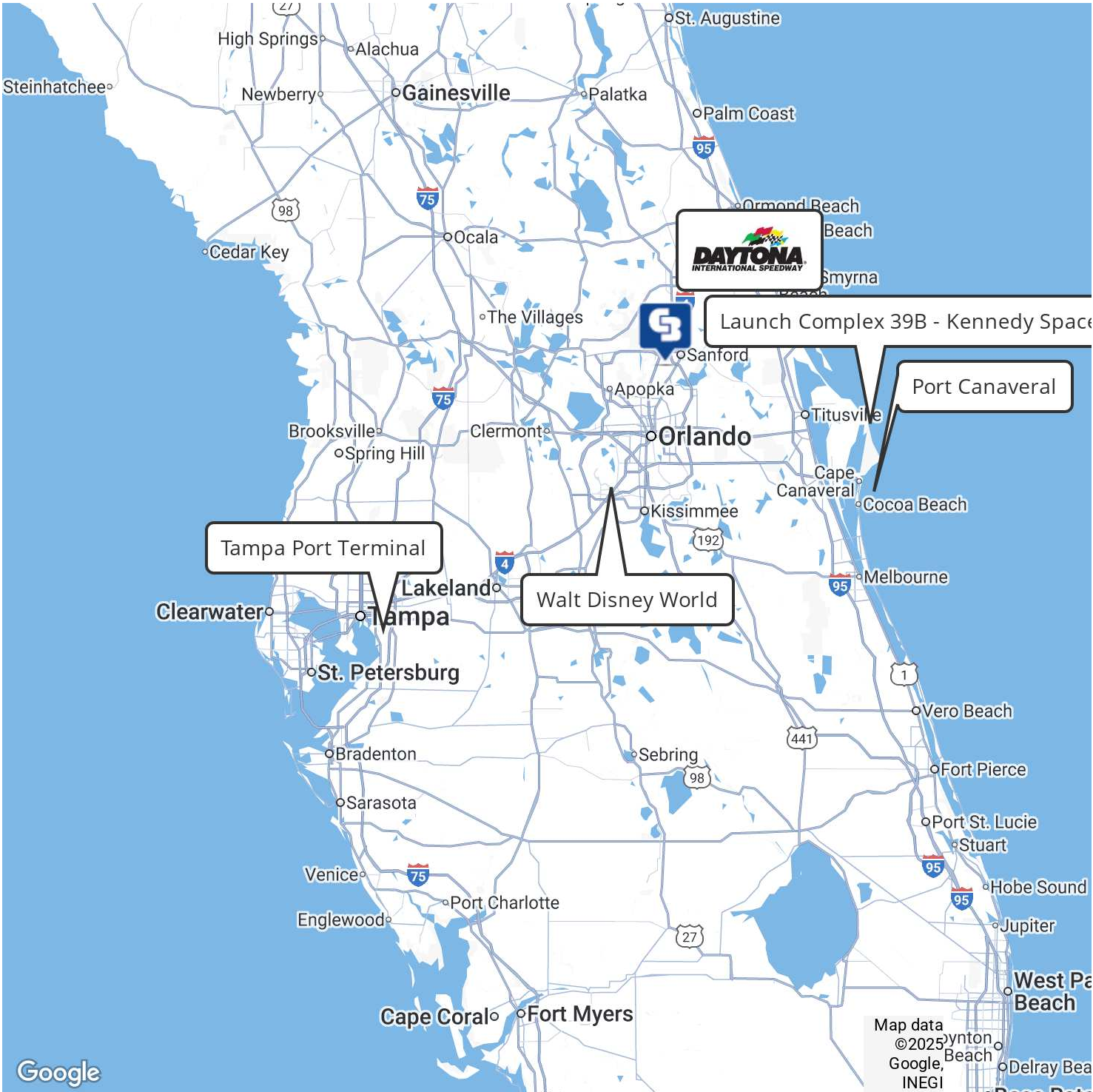




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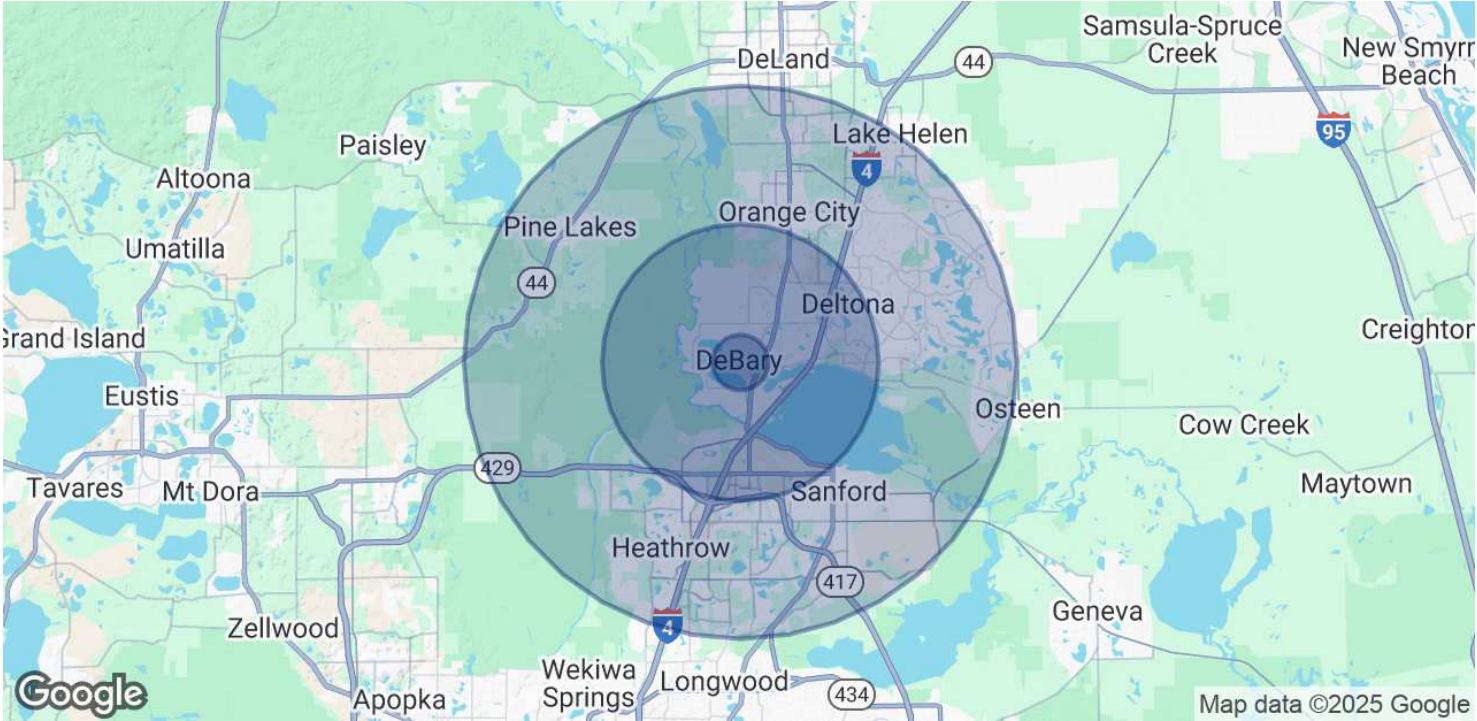
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POPULATION	1 MILE	5 MILES	10 MILES
Total Population	2,161	63,189	271,847
Average age	42.8	39.7	39.1
Average age (Male)	41.8	39.3	38.2
Average age (Female)	43.7	40.1	40.1
HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total households	831	25,005	101,442
# of persons per HH	2.6	2.5	2.7
Average HH income	\$77,426	\$66,255	\$68,367
Average house value		\$239,038	\$269,676

* Demographic data derived from 2020 ACS - US Census

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#2 Best
State for
Business
by Chief Executive

0%
Personal
Income Tax

6%
State
Sales Tax

0%
Inventory
Tax

1. Wyoming

2. South Dakota

3. Alaska

4. Florida

12th most populous county in Florida

(#34 of 410 MSAs) Area Development Magazine, 2024



Population	602,772
Population 2030	630,900 – 694,000
Labor Force	323,700 (MSA - Daytona) 496,142 (45 mins) 1,257,980 (60 mins)
Size	1,432 square miles
Median Household Income	\$66,273
Median Age	48.3
Total Households	243,904
Median Home Value	\$330,667
Unemployment Rate	4.0%
Climate	May—Oct 83° / 69° Nov—Apr 75° / 61°

Sources: U.S. Census Bureau 2023 | U.S. Bureau of Labor Statistics, Feb 23 & Feb 24 | Esri 2024 Forecasts | Zillow 2025 | FloridaCommerce Local Area Unemployment Statistics 2025 Q2



\$118M

ROAD WIDENING



\$138M

ROAD WIDENING



31 MILES

PASSENGER
RAIL - ORLANDO
TO VOLUSIA



Easy Access to

2

Sea Ports



5 General Aviation Airports

1 International Airport



4 Hours Drive to

**19.8
Million**

People

Excellent access to the interstate system

I-95 north/south from Savannah to Miami

I-4 east/west from Daytona Beach through Orlando to Tampa

Less than one mile from all central mailing locations (FedEx, USPS, UPS)

4 Hours to 16 Million People

Proximity to Major Airports, Seaports, and Spaceports

Daytona Beach International Airport

Orlando International Airport

Port Canaveral

Jax Port

Kennedy Space Center

Cecil Space Port

Approximate mileage from Daytona Beach:

53 miles to Orlando (MSA pop. 2.3 M)

64 miles to Cape Canaveral (MSA pop. .5 M)

90 miles to Jacksonville (MSA pop. 1.4 M)

139 miles to Tampa (MSA pop. 4.3 M)

240 miles to Miami (MSA pop. 5.7 M)

325 miles to Columbia, SC (MSA pop. .75 M)

370 miles to Atlanta, GA (MSA pop. 5.3 M)

415 miles to Charlotte, NC (MSA pop. 1.8 M)

475 miles to Winston-Salem, NC (MSA pop. .5 M)