

E Osceola Pkwy | Kissimmee, FL | Osceola County



**TURNPIKE**  
**LOGISTICS PARK**  
AT OSCEOLA PARKWAY

**Industrial BTS**  
**Available for Lease**  
390,433 SF

Divisible to 20,000 SF | 152 Acres | Delivery Q2 2026



# 390,433 SF of Industrial Space Available

This two-building project combines great labor access with phenomenal access to major roadways like Florida Turnpike, I-4, SR-417 and Osceola Parkway.

With superior access to the entire Central Florida area, as well as the dense population of South Orlando without the traffic congestion to any major roadway, few properties in this region can match the logistic advantages of Karis Turnpike Logistics Park.



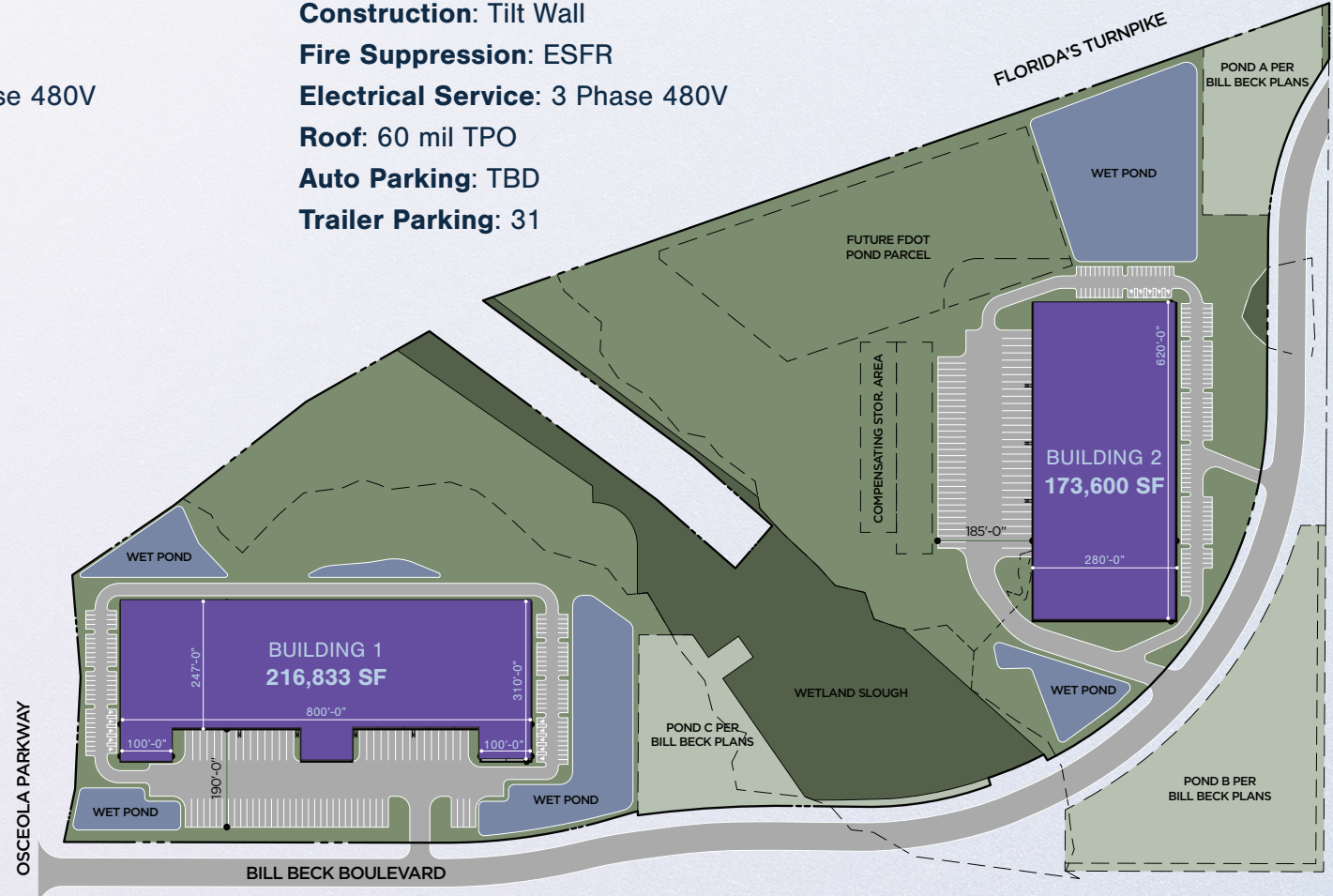
# Site Plan

**BUILDING 1**  
**216,833 SF**

**Clear Height:** 50'  
**Configuration:** Front Load  
**Dock Doors:** 26  
**Drive-In Doors:** 2  
**Building Dimensions:** 800' x 310'  
**Truck Court Depth:** 190'  
**Truck Court Apron:** 60'  
**Construction:** IMP  
**Fire Suppression:** ESFR  
**Electrical Service:** 3 Phase 480V  
**Roof:** 60 mil TPO  
**Auto Parking:** 104  
**Trailer Parking:** 37  
 Cold Storage

**BUILDING 2**  
**173,600 SF**

**Clear Height:** TBD  
**Configuration:** Rear Load  
**Dock Doors:** 26  
**Drive-In Doors:** 2  
**Building Dimensions:** 620' x 280'  
**Truck Court Depth:** 185'  
**Truck Court Apron:** 60'  
**Construction:** Tilt Wall  
**Fire Suppression:** ESFR  
**Electrical Service:** 3 Phase 480V  
**Roof:** 60 mil TPO  
**Auto Parking:** TBD  
**Trailer Parking:** 31



# Perfect Central Florida Distribution Location



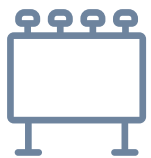
**Immediate Access  
to Florida's  
Turnpike**



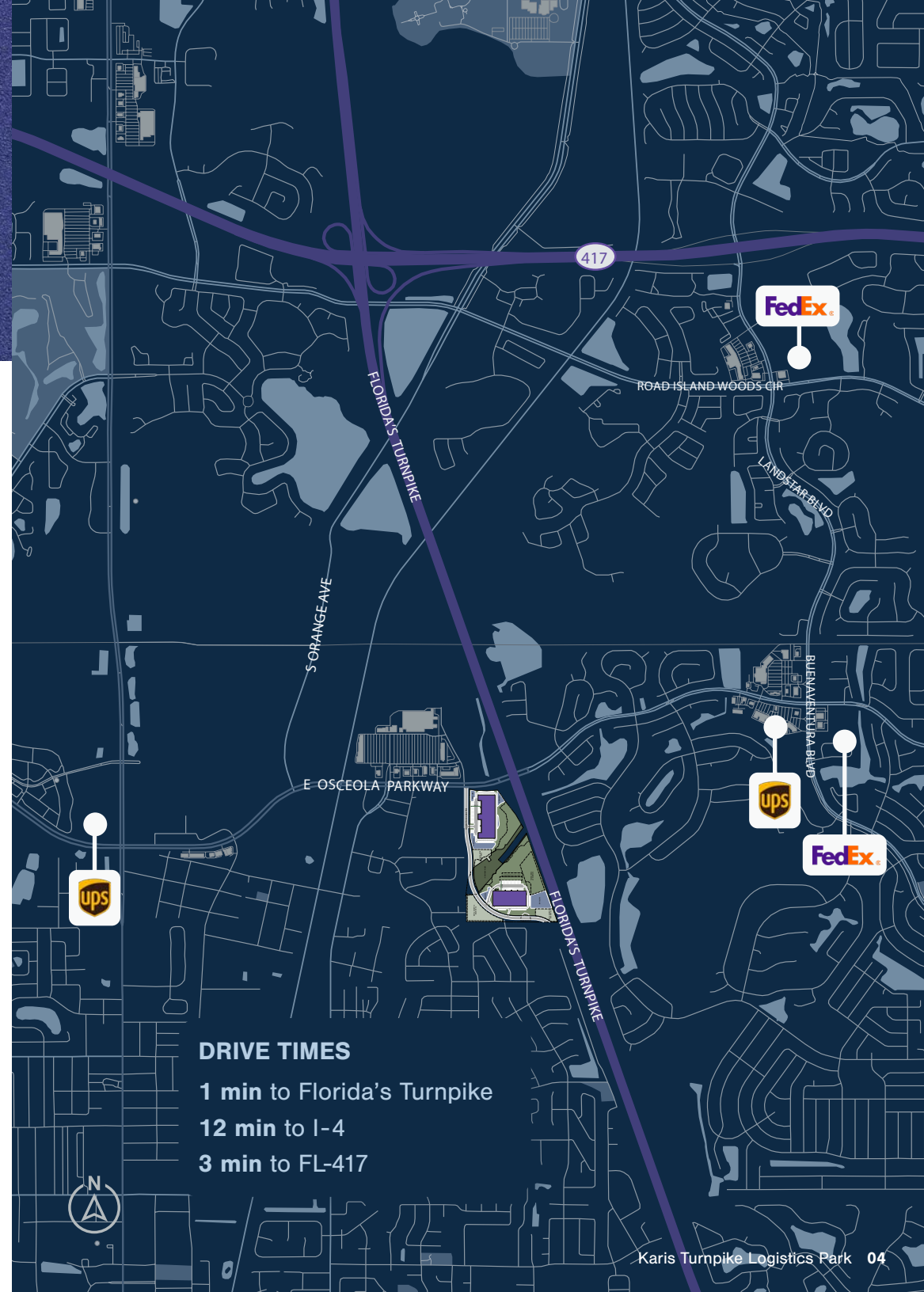
**Great Labor Accessibility  
with Immediate Surrounding  
Kissimmee Area**



**Lit Intersection  
Access to Osceola  
Parkway**



**Signage on Florida's  
Turnpike (80,400 Cars  
Daily) & Osceola Parkway  
(48,000 Cars Daily)**



## DRIVE TIMES

- 1 min to Florida's Turnpike
- 12 min to I-4
- 3 min to FL-417



E OSCEOLA PKWY | KISSIMMEE, FL  
Industrial Space Available for Lease  
390,433 SF

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