

INDUSTRIAL SPACE | FOR LEASE



# Grand Oaks 75 Business Center Building 4

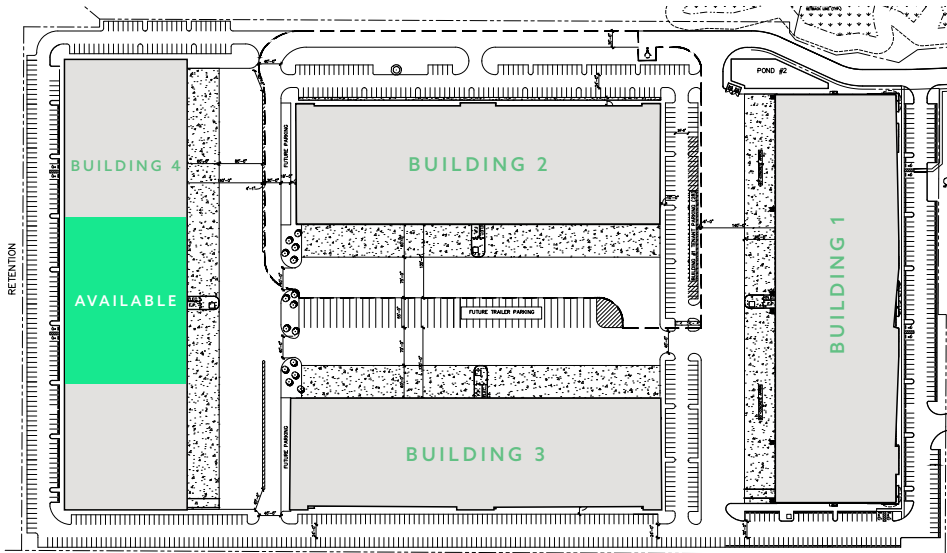
6425 & 6427 S. FALKENBURG ROAD | RIVERVIEW, FLORIDA 33578

OWNED / MANAGED BY:  
**EASTGROUP**  
PROPERTIES

**CBRE**

# Property Description

Grand Oaks 75 Business Center is an EastGroup Properties development in the East Tampa submarket. The Class A park is conveniently located on Falkenburg Road, just west of Interstate 75.



CLASS A  
BUILDING

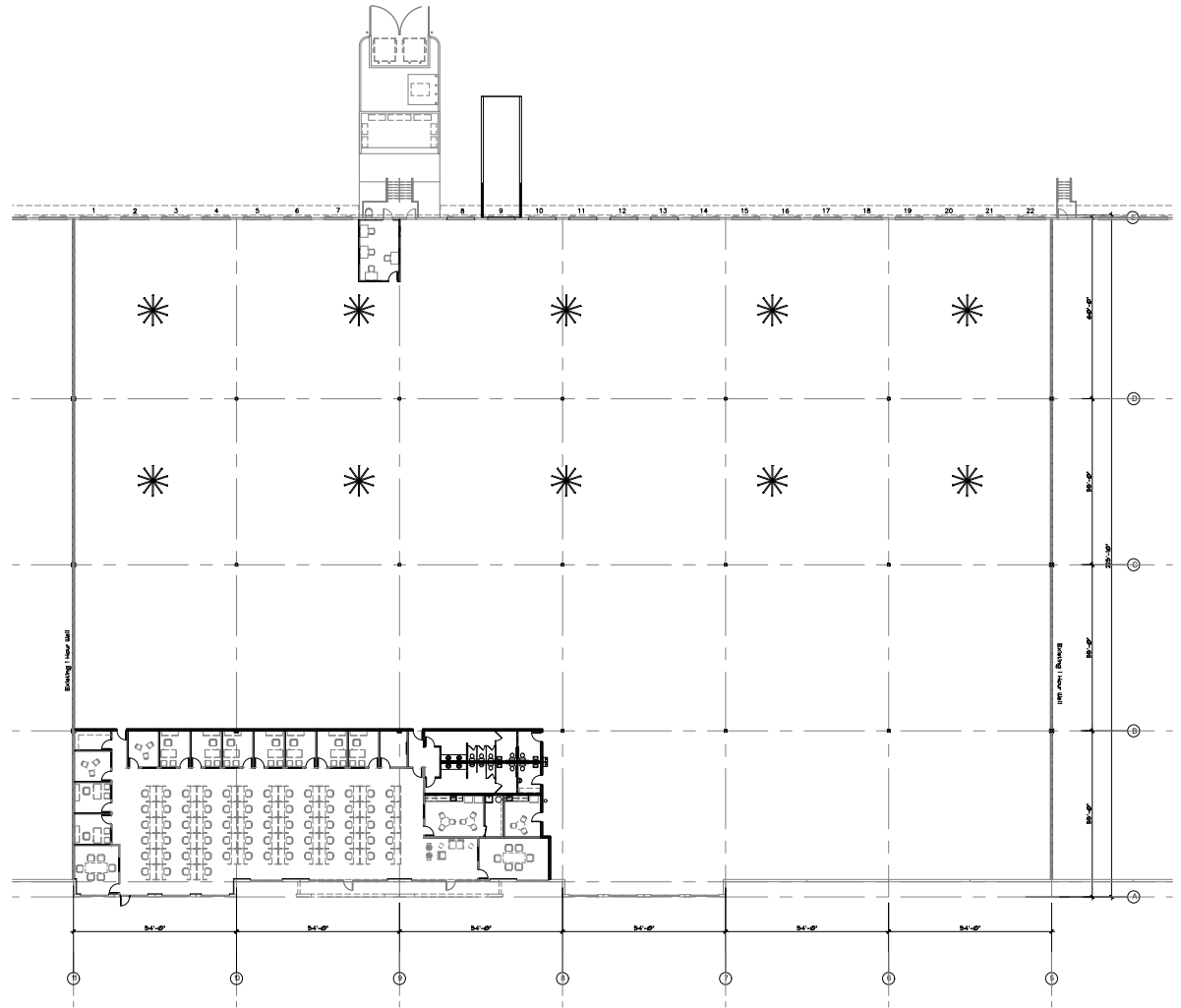
72,158 SF  
AVAILABLE

AVAILABLE  
NOW



# Building Features

- + 36,079 - 72,158 SF
- + ~7,820 SF office + ~260 SF dispatch office
- + Rear-load
- + 20 dock-high doors (9'x10') with 35K LB dock levelers, dock fans and lights
- + 1 ramp
- + 30' clear height
- + 400A, 480V, 3-phase
- + ESFR sprinkler system
- + 54' x 55' column spacing, 60' speed bay
- + 6" concrete slab
- + Car charging stations
- + LED high bay lights with motion sensors





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# Market Aerial



BEKINS  
THINK IN MOVABLE

RJ Schinner  
RECONSTRUCTION SPECIALISTS

ATOSA

Dealer Tire

Coca-Cola

Kauffman TIRE

AMERICAN  
Fire & Restoration  
Think, relocate, build & rebuild fast!

CDS  
LOGISTICS

HD SUPPLY

GOOD GREEK  
MOVING STORAGE

Madison  
MADISON AVE

BREAKTHRU  
SEVERE STUDY

Spectrum

BRIDGESTONE

Smith

Pride  
Mobility Products Corp.

ELITE  
FLOORING

TireHub

ALLPRO

TESLA

Ryan Herco  
Flow Solutions

PROGRESSIVE

J.B. HUNT

MATTRESSFIRM

Fidelitone  
LOGISTICS

CardinalHealth

wayfair

Fanatics

NCL NORWEGIAN  
CRUISE LINE

ULTRAFLEX  
LOCAL FACTORY DIRECT PRICING

Exemplis

AMERICAN EAGLE

DIVERZIFY

Grand Oaks 75

Oak Creek

Altadis USA  
Master of Fine Craft

MB MeadowBurke  
A CRN COMPANY

Remedi  
SeniorCare

Florida Fresh  
VENDING & MARKETS

Snyder's  
Lance  
Serving to our families

LOWE'S  
PRO

Maintenance  
Supply  
Headquarters



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CBRE, Inc., Licensed Real Estate Broker

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