

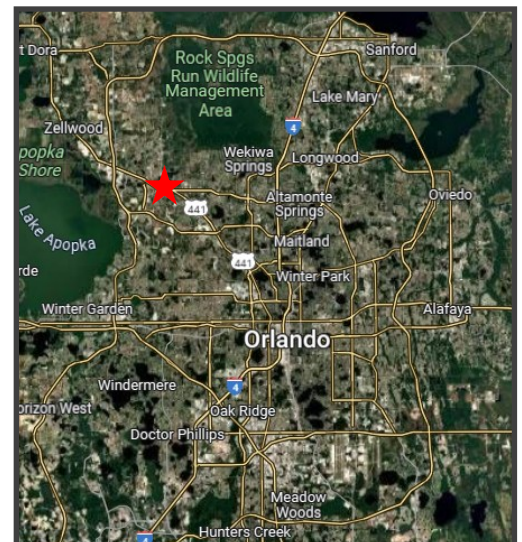
\$46,500/mo. NNN



315 S. Bradshaw Rd. Apopka, FL 32703

Site Details:

- Metal Construction Warehouse with outdoor storage:
 - 10,000 SF warehouse on 5.8 AC
 - Fully fenced & gated outdoor storage
 - (6) 14'x16' doors
 - 20' Clear Height
- 2 points of ingress/egress
- Anticipated Delivery Q3 2026
- Excellent location just west of the Western Beltway-US Highway 441 interchange in the fast growing 429/ Apopka submarket

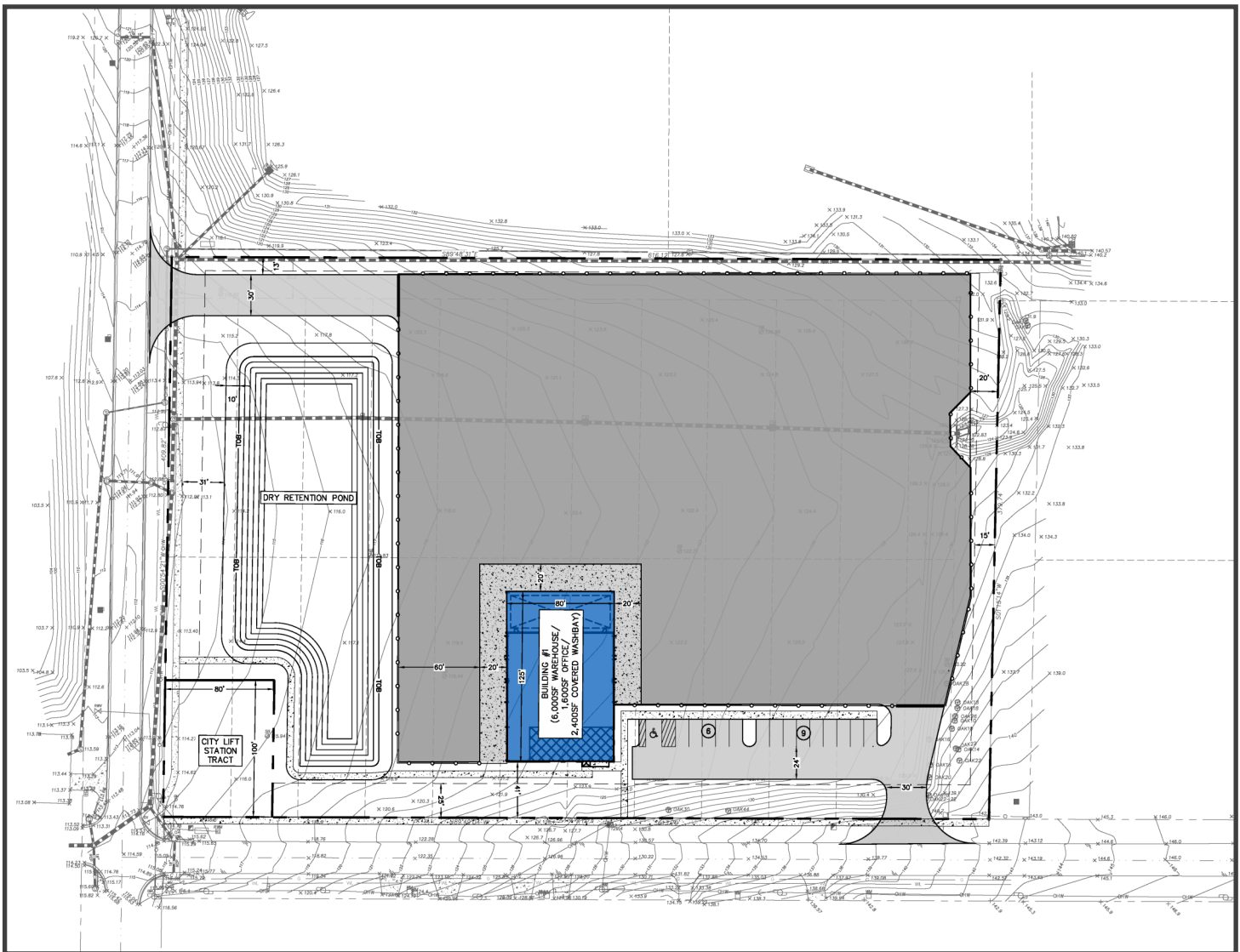


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750 Jackson Ave #104 Winter Park, FL 32789
Phone: 407.696.3088 -
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Proposed Site Plan:

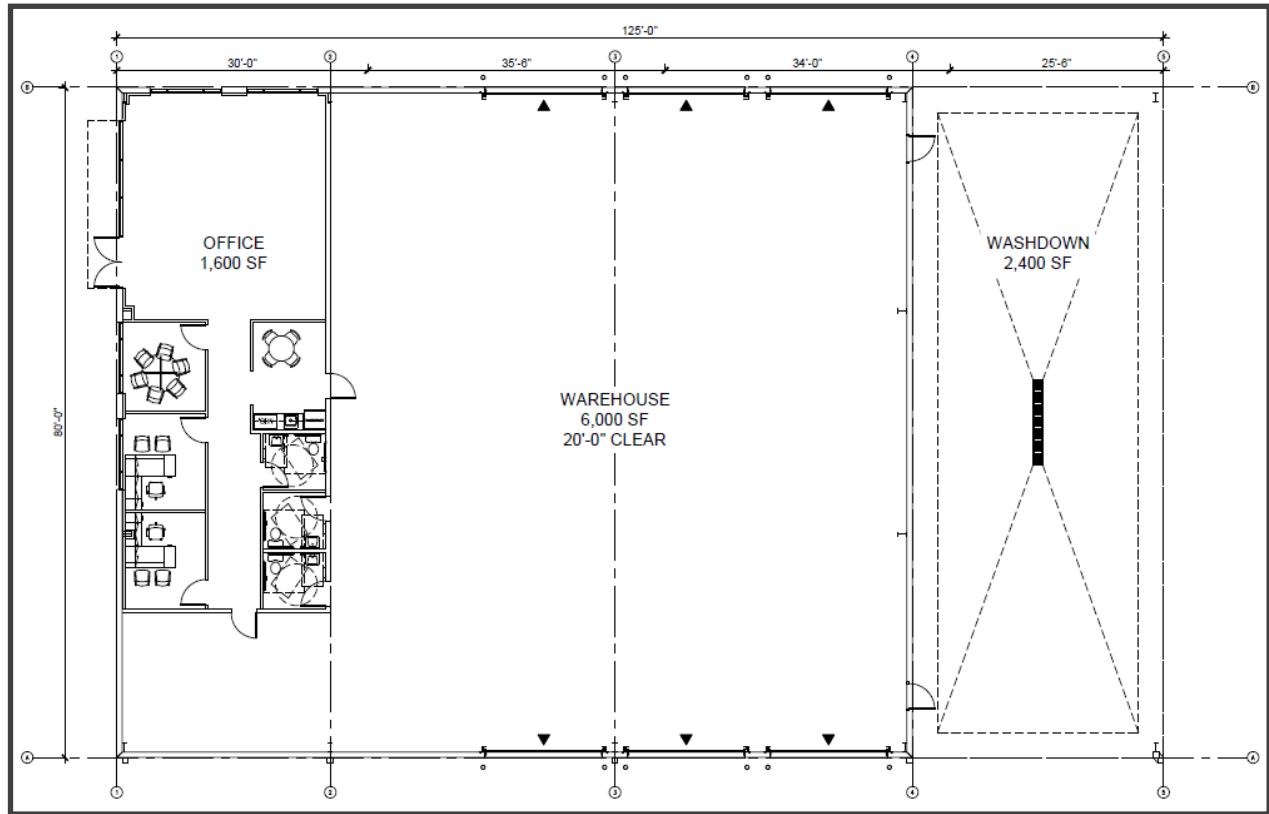


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Proposed Building Specs:



Building Size	10,000 SF Includes 2,400 SF washdown area and 1,600 SF office
Ceiling Height	20'
Doors	(6) - 14'x16' doors
Building Depth	80'
Loading	Drive-thru
Features	Secured outside storage Asphalt millings in the yard Clear span
Lease Rate	\$46,500/mo. NNN

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Aerial Locator Map



ROADWAY	DISTANCE	DRIVE TIME
SR-451	Less than 1 Mile	1 Minute
SR-429	1.5 Miles	2-3 Minutes
SR-414	3 Miles	5-7 Minutes

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