

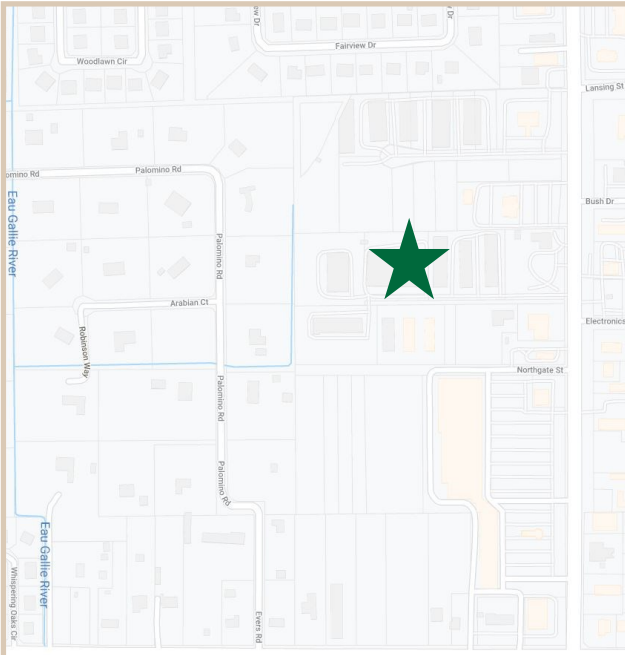
# FOR LEASE

Space Coast Warehouse Complex

2911 & 2915 Dusa Dr Melbourne, FL, 32934

## PROPERTY FACTS

Building Area	14,568 Sq. Ft
# Units in Building	10 Warehouse Spaces with Office and Overhead Door
Unit Size	1,500 Sq. Ft +/-
Construction	Concrete Block / Steel Frame
Roof	Metal Roof
Utilities	City Water/ Septic
Zoning	MI City of Melbourne
Year Built	2000
Air Conditioning	Central Air in Office Areas
Building Height	Single Story



## PROPERTY HIGHLIGHTS

Price:	Excellent value for newly renovated space.
Access & Parking:	Great parking with a roundabout parking lot for easy unloading and loading experience. Office located in the front of the building with overhead doors in the back for drop-offs and deliveries.
Location:	Located off Wickham Road in a growing upscale area in Brevard County. East of Wickham Road between Lake Washington Road and Aurora Road.
Aesthetics:	Extensive interior and exterior renovations including new paint and signage. Expertly laid out modern office areas, each office equipped with a warehouse behind it.



**CHARLES A. VON STEIN, INC.**  
*Commercial Property Management,  
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626 Old Dixie Highway SW  
Vero Beach, FL 32962  
[www.vscrc.com](http://www.vscrc.com)

### CONTACT INFO:

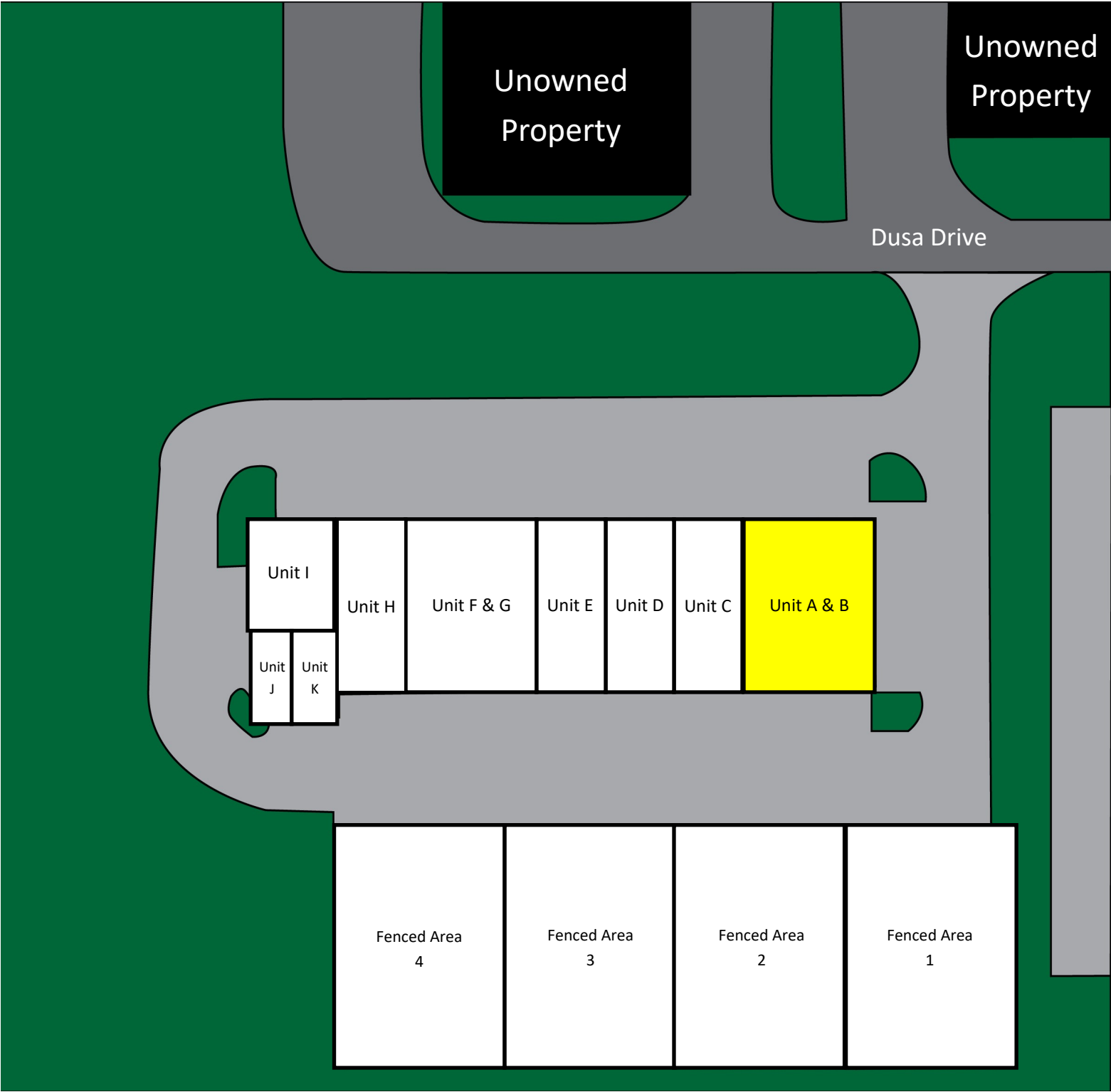
Brevard County: 321.725.1961  
Indian River County: 772.778.4885  
Fax: 772.778.4908  
Leasing: [leasing@vscrc.com](mailto:leasing@vscrc.com)

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# SITE PLAN

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**COMING AVAILABLE**

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UNIT	SIZE	RATE	MONTHLY RATE	UTILITIES INCLUDED				DATE AVAILABLE
				WATER	ELECTRIC	TRASH	CABLE	
F&G	3,000 SF	\$14.00 PSF/YR	\$3,750.00	Yes	No	Yes	No	MAY 1, 2026



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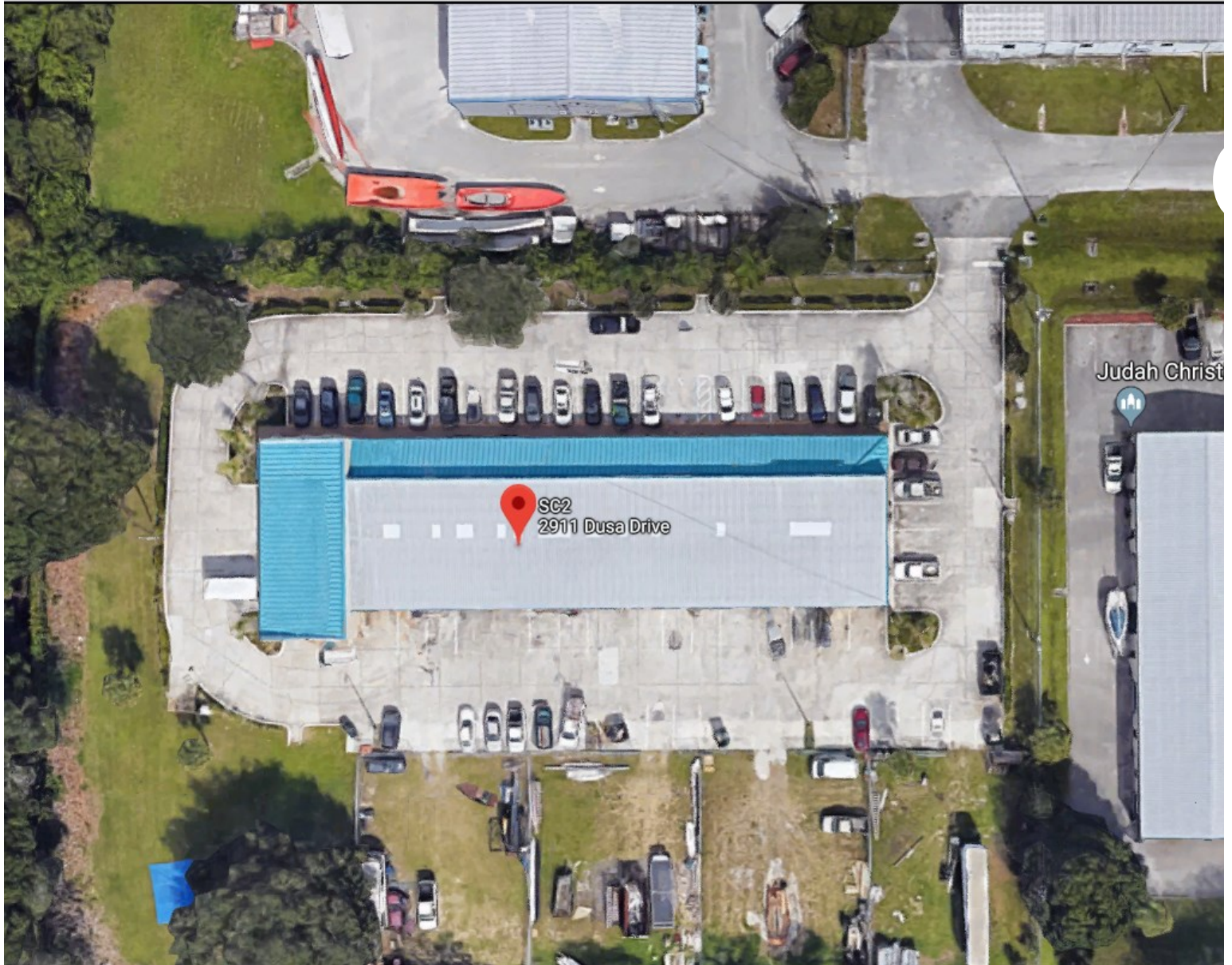
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# AERIAL

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# ADDITIONAL PHOTOS

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