

FOR LEASE

± 35,000 SF CROSS DOCK TRUCK TERMINAL  
+ 1,100 SF MAINTENANCE FACILITY WITH 5.0 ACRES IOS

9801 PALM RIVER RD, TAMPA, FL 33619

LRE



**DEVIN BEELER**, Senior Associate

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## PROPERTY OVERVIEW



### PROPERTY DETAILS

#### LOCATION

ADDRESS 9801 Palm River Rd, Tampa, FL 33619

SUBMARKET / COUNTY East Tampa / Hillsborough

#### BUILDING

CROSS DOCK TRUCK TERMINAL ±35,000 SF (2,000 SF of Office)

MAINTENANCE FACILITY ±1,100 SF

CONSTRUCTION Metal with Steel Frame

LOADING 76 Dock High Doors + 1 Drive-In Ramp

OFF-DOCK TRAILER STALLS ±100

CLEAR HEIGHT 16 ft

PROPERTY IMPROVEMENTS See Page 3

#### SITE

LOT SIZE ±10.4 Acres Total

USABLE ACRES ±5.0 Acres

SIGNAGE Monument Signage Available

ACCESS Two (2) Gated Access Points + Full Drive Around

#### ZONING & USE

ZONING M - Manufacturing

PERMITTED USES Warehousing, Distribution, Outdoor Storage, Truck Repair & Maintenance, Logistics  
- See additional uses [here](#).

#### AVAILABILITY

DATE AVAILABLE June 01, 2025

LEASE TERMS Call Broker for Pricing / Details

± 35,000 SF  
WAREHOUSE SIZE

77 HIGH POSITION  
LOADING DOCKS



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## PROPERTY IMPROVEMENTS AND FEATURES



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## PROPERTY PHOTOS



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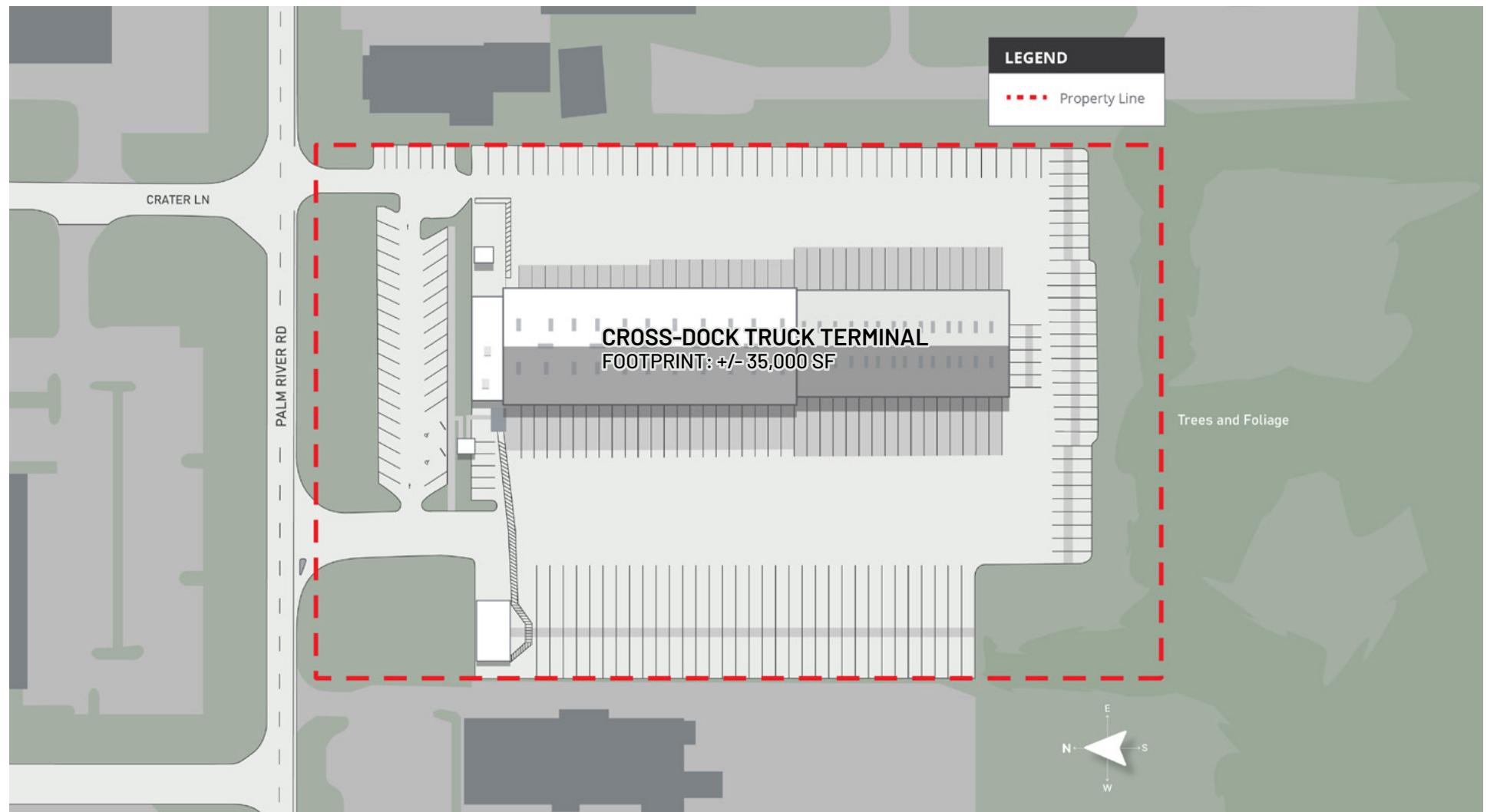
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## SITE PLAN



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## NEIGHBORING TENANTS



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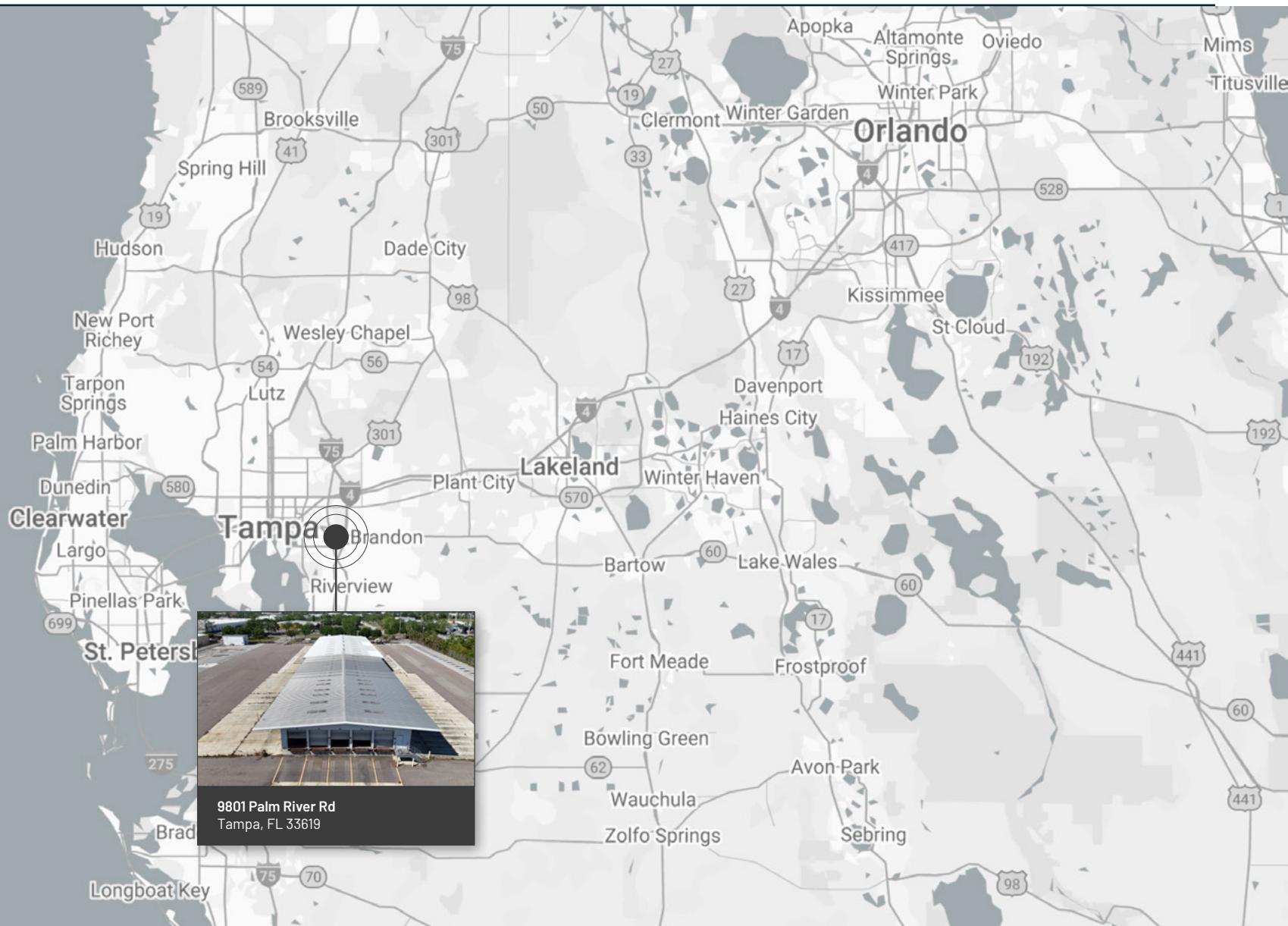
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## LOCATION MAP



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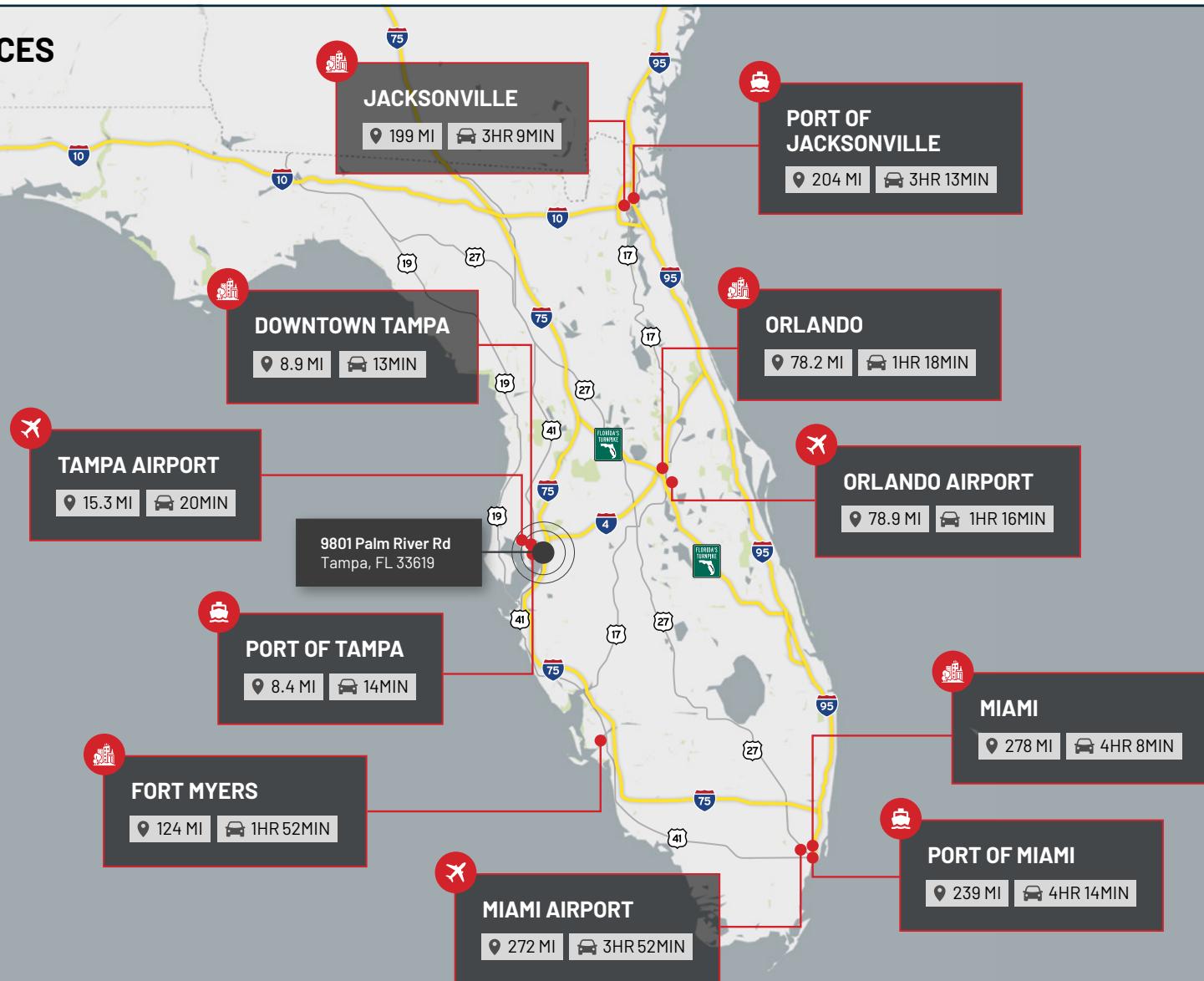
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## KEY DISTANCES



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