

For Lease
Gateway Warehouse

4400 118th Ave., Suite 303/305, Clearwater, FL 33762



Highlights

- 12,305 sq. ft. available immediately
- Grade doors and Truckwells
- 12' w x 14' h overhead grade doors
- climate controlled
- 18' +/- clear height
- 3 – phase electric, approx. 400 amps
- Zoned M-1



INDIVIDUAL SUITES

SUITE #	GROSS SF	OFFICE SF	WHSE SF	OVERHEAD DOORS	WHSE AC
303-305	12,305	3,012	9,293	Dock & Grade	Yes

Easy access to I-275 with NEW 118th

- Ave connector, close to 49th Street, US Hwy 19

Lease Rates: \$12.50 NNN (Triple Nets = \$2.35 PSF)

For further information contact:

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