

AVAILABLE
311 BENSON JUNCTION ROAD
DEBARY, FL 32713



AVAILABLE FOR THE FIRST TIME - CENTRAL FLORIDA'S LARGEST TURNKEY IOS SITE

PROPERTY HIGHLIGHTS

- Up to ±30 Acres of Industrial Outdoor Storage and Buildings Available
- Divisible to 5 Acres or More
- **Most Recently a Concrete Batch Plant**
- Fully Fenced and Secured
- Site Lighting Throughout
- Fully stabilized and Turnkey for Truck and Equipment Traffic
- Good Hard-pan Interior Road System
- Flexible Zoning that Permits IOS and Various Industrial and Manufacturing Uses. Click [HERE](#) for a list of example uses.
- Rail-Served (CSX)
- Additional Improvements to Suit

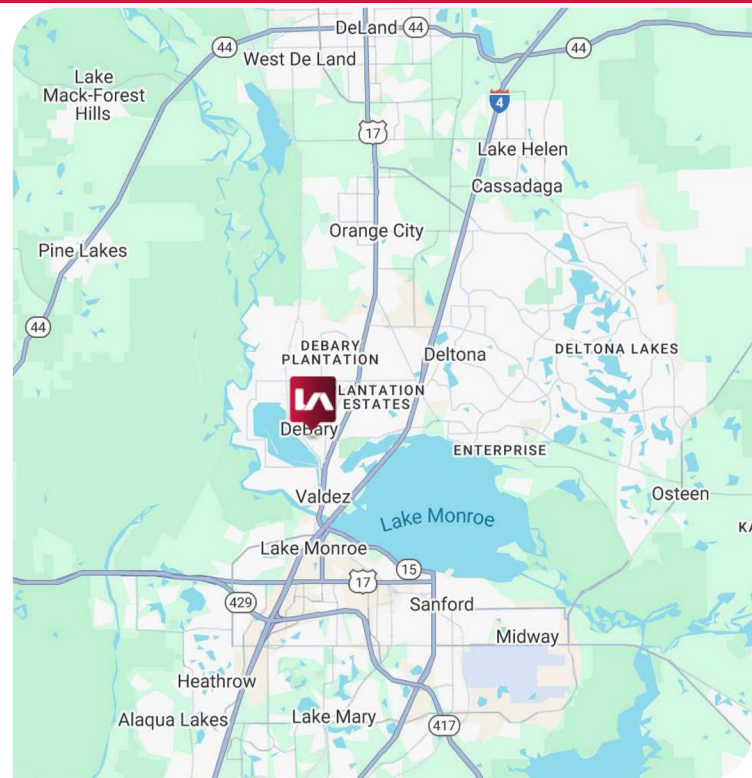
CALL BROKER FOR PRICING

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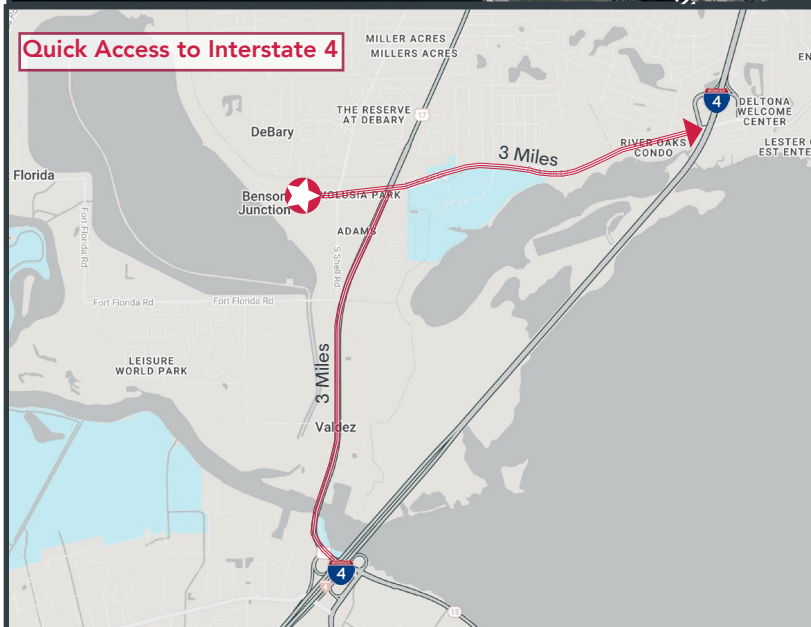
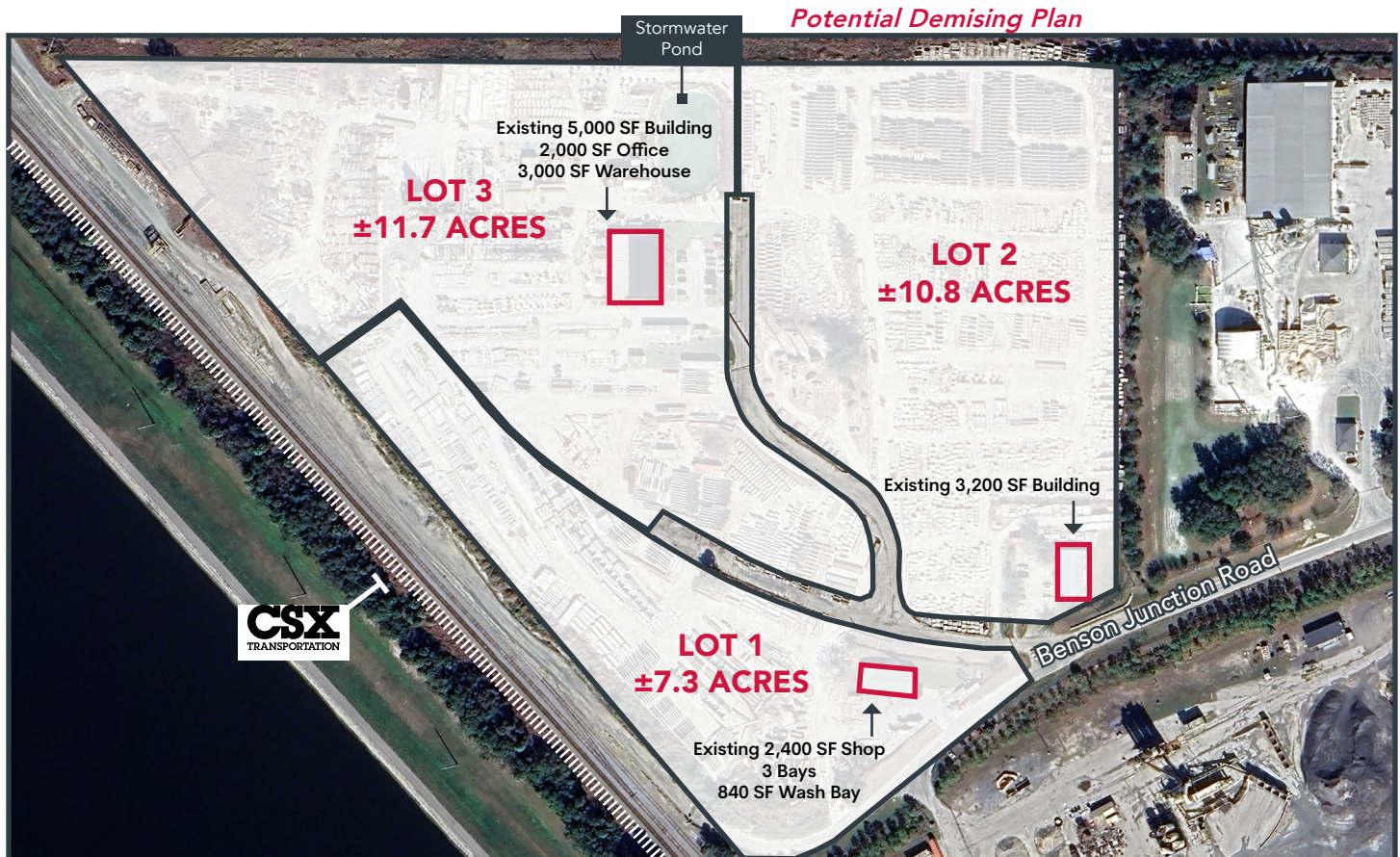
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PROPERTY DESCRIPTION

All Lots Divisible to 5 Acres

LOT 1 | ±7.3 Acres

- 2,400 SF Shop Building
- 3 Bays
- 840 SF Wash Bay

LOT 2 | ±10.8 Acres

- 3,200 SF Office Building (Can be modified to provide warehouse space)

LOT 3 | ±11.7 Acres

- 5,000 SF Office/Shop Building
- 3,000 SF Shop
- 2,000 SF Office
- 2,850 SF Wash Bay

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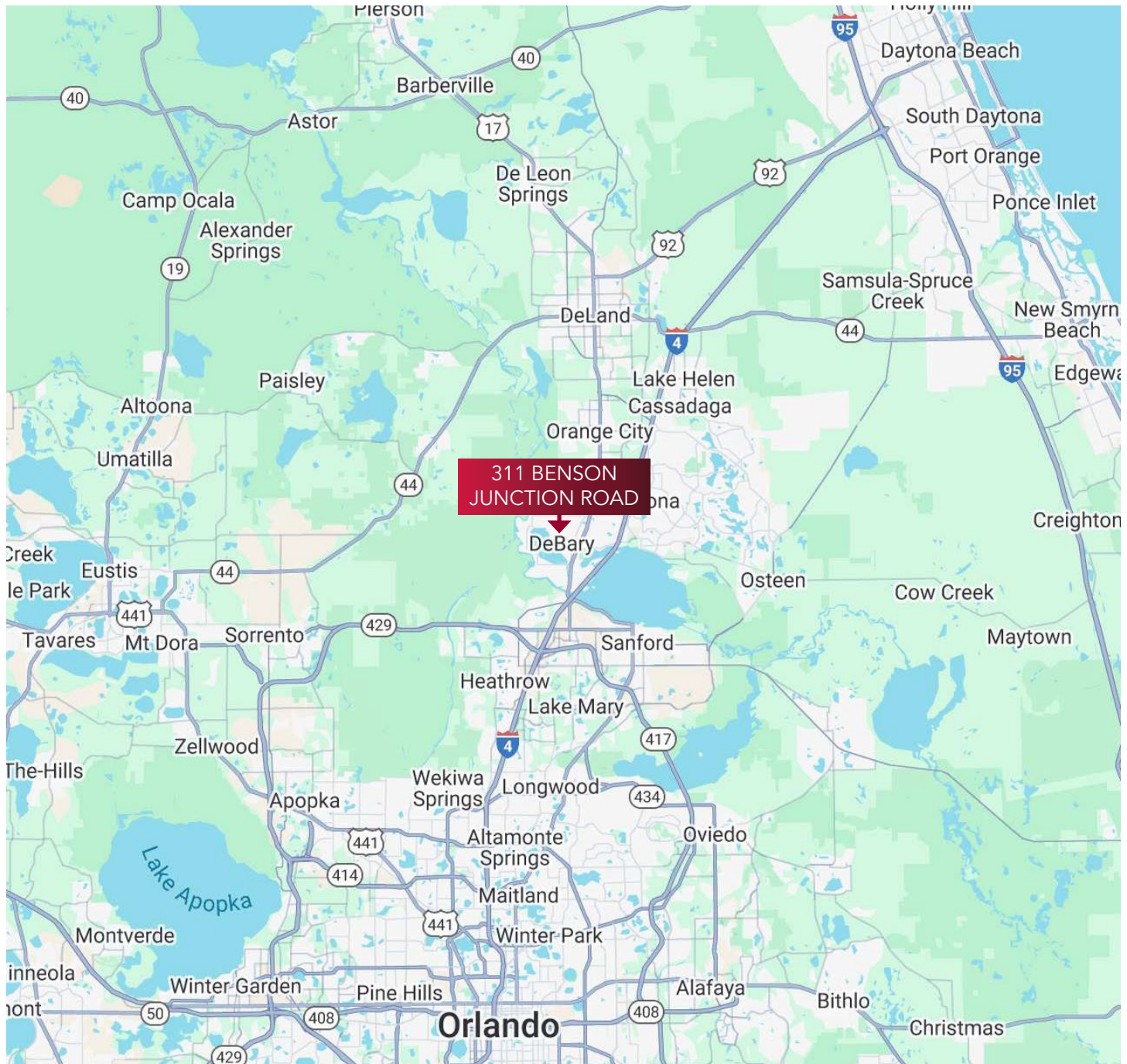
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CENTRALLY LOCATED



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PROPERTY PHOTOS



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BATCH PLANT



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