



 **JLL** SEE A BRIGHTER WAY

# Florida Gateway Logistics Park

9980 Pritchard Road  
Jacksonville, FL 32219

[flgateway.com](http://flgateway.com)

Jones Lang LaSalle Brokerage, Inc. A licensed real estate broker.



## Strategic location



4 miles



5 miles



6 miles  
csx  
intermodal facility



8 miles  
Norfolk Southern  
intermodal facility



13 miles



17 miles  
Jacksonville  
International  
Airport

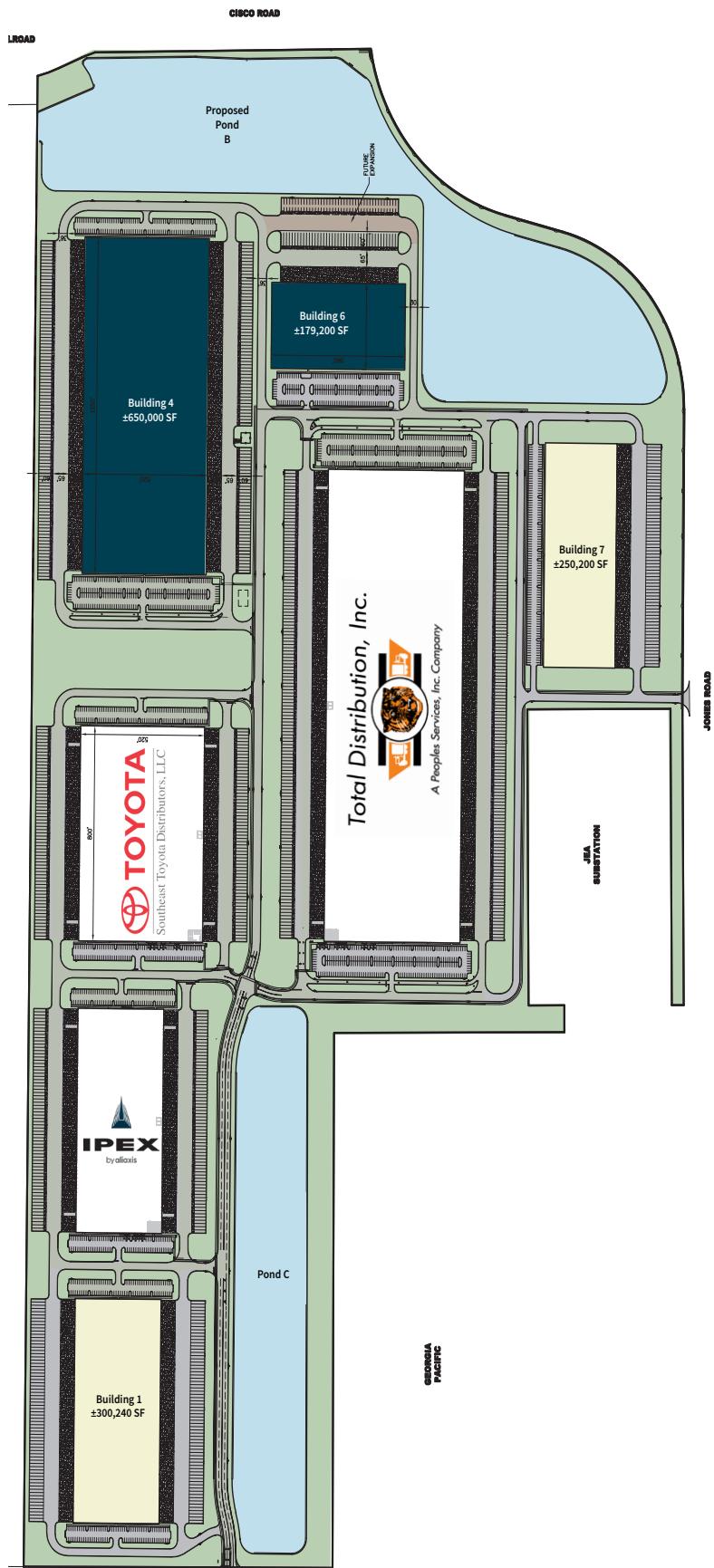


22 miles  
JAXPORT



24 miles  
FEC  
intermodal facility

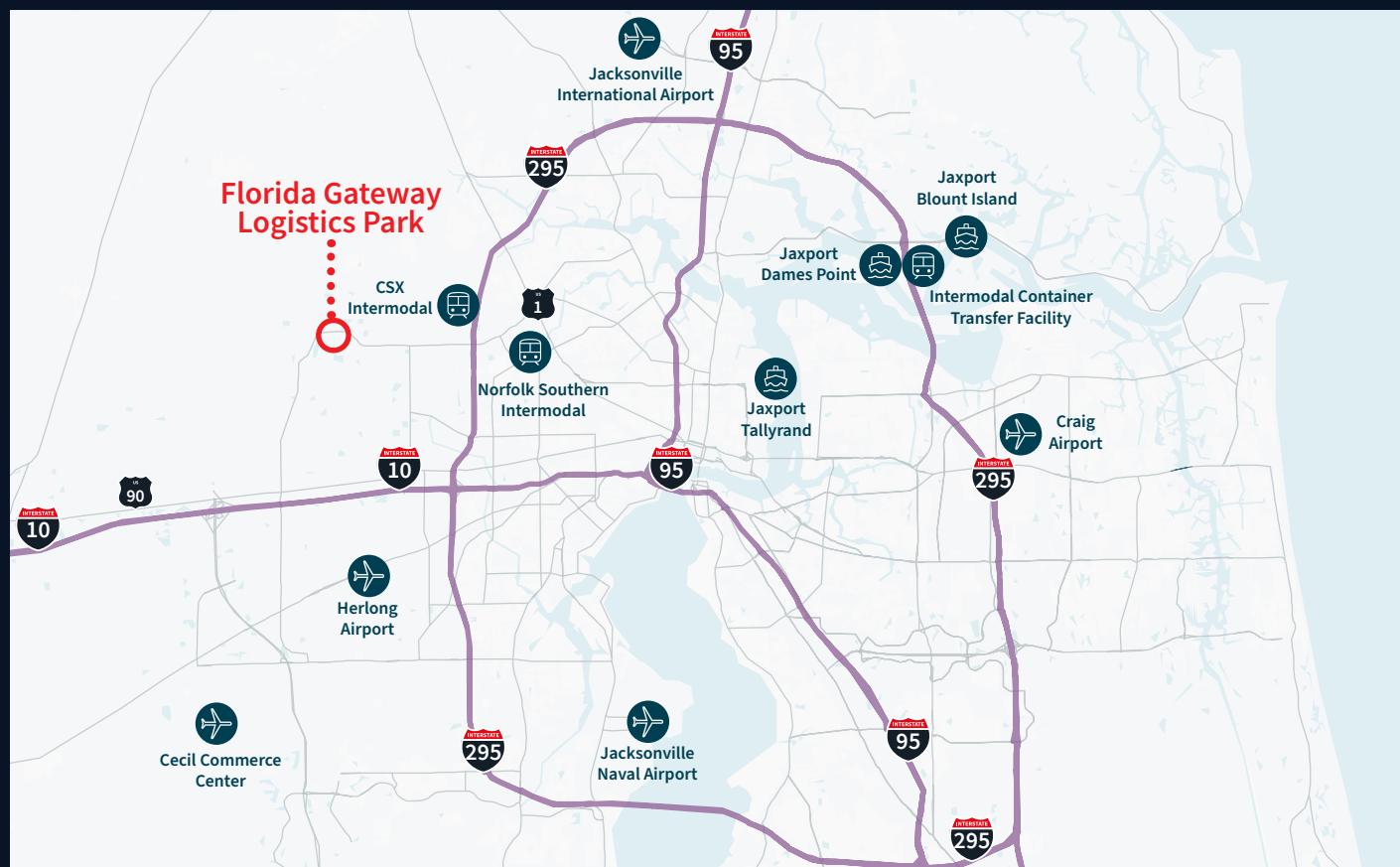
## Building 4



<b>Building size</b>	650,000 s.f.
<b>Building dimensions</b>	1,250' x 520'
<b>Clear height</b>	40'
<b>Office</b>	2,500 s.f. spec
<b>Column spacing</b>	53'-4" x 50' (typical)
<b>Dock doors</b>	143 (9' x 10')
<b>Drive-ins</b>	4 (12' x 14')
<b>Auto parks</b>	351
<b>Trailer parks</b>	201
<b>Truck court</b>	185' w/ 60' concrete apron
<b>Power</b>	3,000 AMP, 77/480V, 3 phase
<b>Lighting</b>	LED w/ motion sensors
<b>Fire suppression</b>	ESFR

## Building 6

<b>Building size</b>	179,200 s.f.
<b>Building dimensions</b>	560' x 320"
<b>Clear height</b>	36'
<b>Office</b>	2,500 s.f. spec
<b>Column spacing</b>	53'-4" x 52' (typical)
<b>Dock doors</b>	27 (9' x 10')
<b>Drive-ins</b>	2 (12' x 14')
<b>Auto parks</b>	191
<b>Trailer parks</b>	41 (expandable to 82)
<b>Truck court</b>	185' w/ 60' concrete apron
<b>Power</b>	2,000 AMP, 77/480V, 3 phase
<b>Lighting</b>	LED w/ motion sensors
<b>Fire suppression</b>	ESFR



## Jacksonville, FL | “America’s Logistics Center”

**61 million**  
consumers  
located within 8 hours

**FTZ #64**  
available

**3**  
major railroads  
CSX, Norfolk Southern &  
Florida East Railway



No state or local  
personal income tax



No inventory tax

**JAXPORT**  
Florida's largest  
container port

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