



INDUSTRIAL/WAREHOUSE

200 HART STREET, NICEVILLE, FLORIDA



This massive building was constructed in 2008, masterfully designed and engineered, while impeccably maintained. This rare opportunity to acquire such broad scale in the local market offers immediate revenue-producing potential for an end-user, as the design accommodates ingenious versatility throughout, including its workshop, warehouse, showroom, offices, laydown yard, and abundant parking capacity.

The 3-story building contains 4 semi-trailer loading docks, 6 ground-level doors, an elevator, and a generator, which backup power provides safeguards involving the IT/server room. The building plans are available via Dropbox upon request. Please inquire to attain further details. Showings require a minimum 2 day notice, and the listing agent must accompany all showings.



±47,906



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963640



\$ 6,950,000 OR OFFERED FOR LEASE ~ \$39,500/MONTHLY

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