



## **Newly Built Free-Standing Warehouse | Light Manufacturing Facility 8950 66<sup>th</sup> Court N, Pinellas Park, FL**

### **Property Overview**

Introducing this modern 8,140 SF free-standing industrial warehouse built in 2023 located at 8950 66th Court N in Pinellas Park, in the heart of Mid Pinellas County's most active industrial corridor.

This centrally positioned facility offers immediate access to U.S. Hwy 19, I-275, and Gandy Boulevard, providing efficient connectivity throughout St. Petersburg, Clearwater, and Tampa and across the greater Tampa Bay region.

Surrounded by established industrial, flex, and service users, the property benefits from a deep regional labor pool and a true infill location ideal for last-mile distribution, service operations, and growing businesses seeking strong market presence.

With excellent access to Tampa Bay bridges and regional transportation networks, this nearly new building delivers a rare opportunity to secure a high-quality industrial facility in one of Pinellas County's most supply-constrained submarkets.

### **Contact for more information:**

**Jeff Lamm | 813.300.5266 | [jeff.lamm@lammproperties.net](mailto:jeff.lamm@lammproperties.net)**

Website: [www.lammproperties.net](http://www.lammproperties.net)

Tampa Office: 100 S Ashley Dr, Suite 600-2505, Tampa, FL 33602

*Lic. Real Estate Broker*



## Building Highlights

- ±7,140 SF clear-span warehouse with 6" 3,000 PSI reinforced concrete slab
- ±18' eave height and ±20' clear at center for efficient racking and vertical storage
- Two (2) 12' x 14' grade-level overhead doors for drive-in loading
- Heavy power: 1,600 Amp / 3-Phase / 208 Volt electrical service
- Concrete block and steel sheeting construction with durable exterior walls
- 3" vinyl-faced insulation on walls and roof for energy efficiency
- Eight (8) skylights and four (4) ridge vents providing natural light and ventilation
- Energy-efficient LED warehouse lighting throughout
- ±1,000 SF finished office build-out featuring:
  - Private office
  - Open reception / entry area
  - Conference room or large executive office
  - Two (2) ADA-compliant restrooms
- ADA-compliant improvements including high/low drinking fountain, eye wash station, mop sink, and hot water heater
- Landscaped site with offsite drainage and paved, striped parking lot
- Full utilities: City of Pinellas Park water, sewer & reclaimed water; Duke Energy electric; natural gas available in 66th Court N right-of-way

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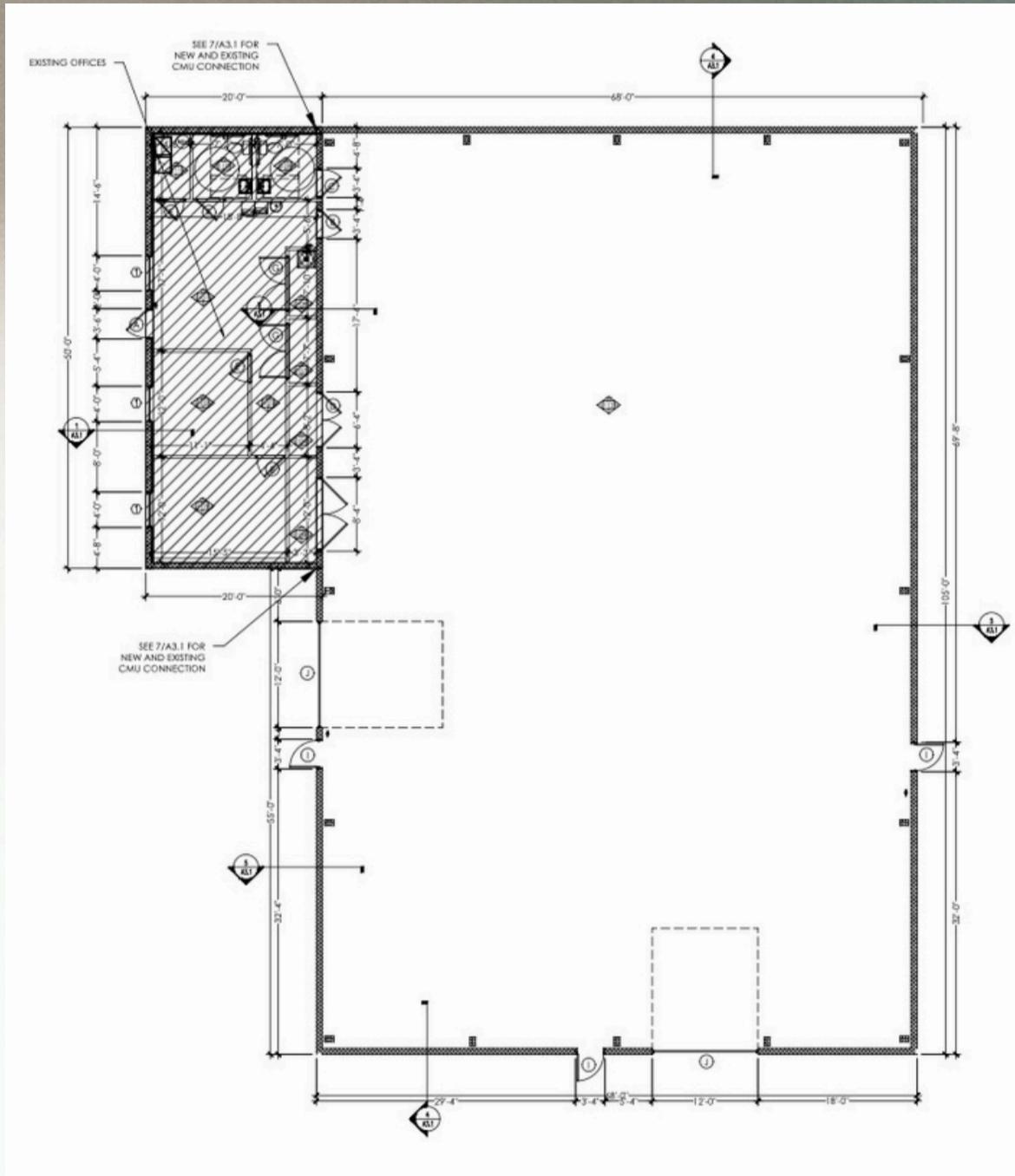
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# Floor Plan



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# FOR LEASE

8,140 SF Industrial Warehouse | Light Manufacturing Facility | 8950 66<sup>th</sup> Ct N

# Warehouse



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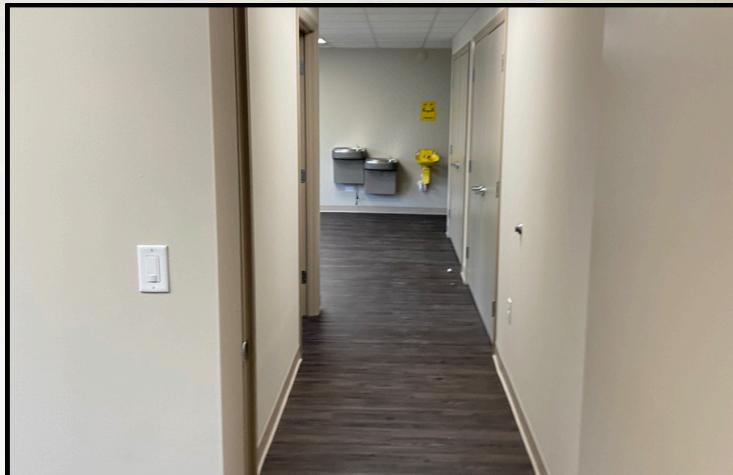
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# Offices



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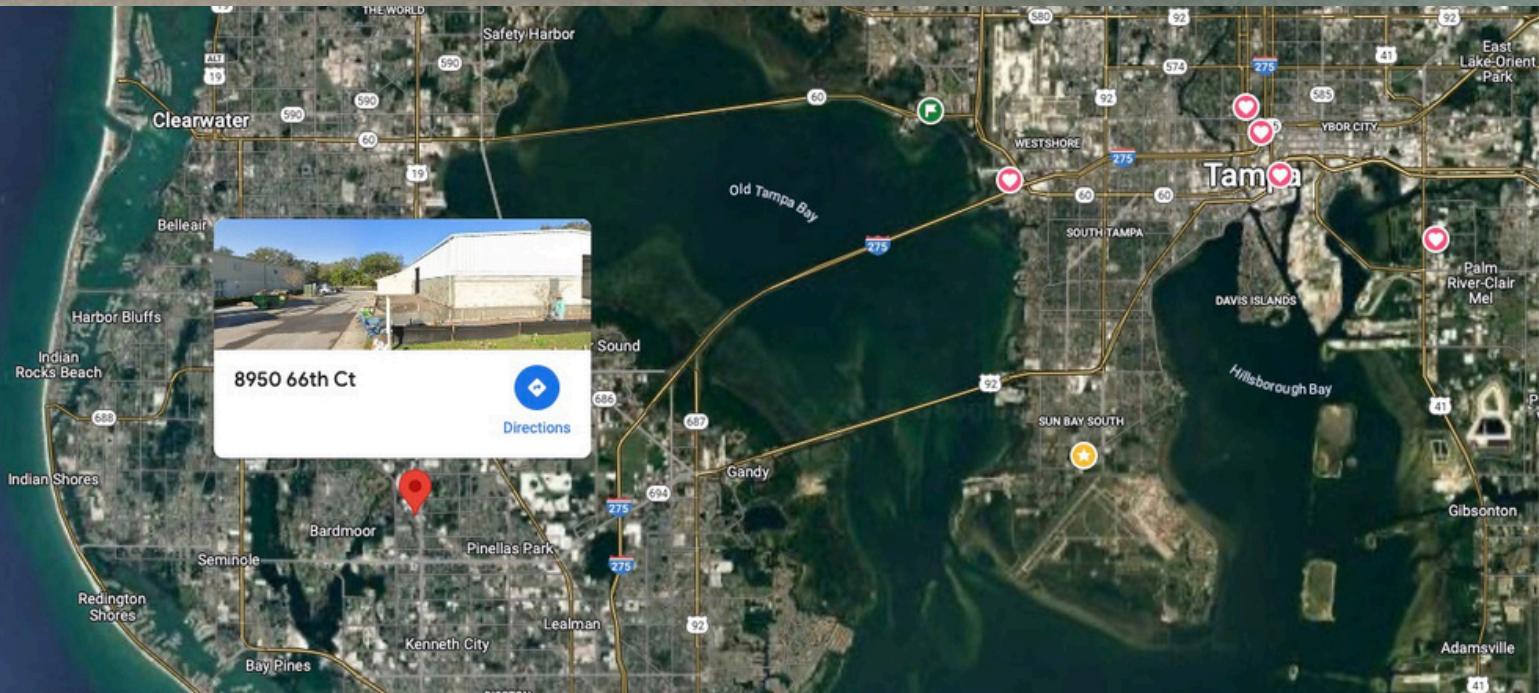
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# Location



## Location Highlights

### 8950 66th Court N, Pinellas Park, FL

- Centrally located in Mid Pinellas County
- Positioned within one of Pinellas County's most active industrial corridors
- Immediate access to major arterials including U.S. Hwy 19, I-275, and Gandy Blvd
- Efficient connectivity to St. Petersburg, Clearwater, and Tampa
- Strong access to a deep regional labor pool
- Surrounded by established industrial, flex, and service-oriented users
- Ideal infill location for last-mile distribution and service operations
- Minutes to Tampa Bay bridges and regional transportation networks

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