

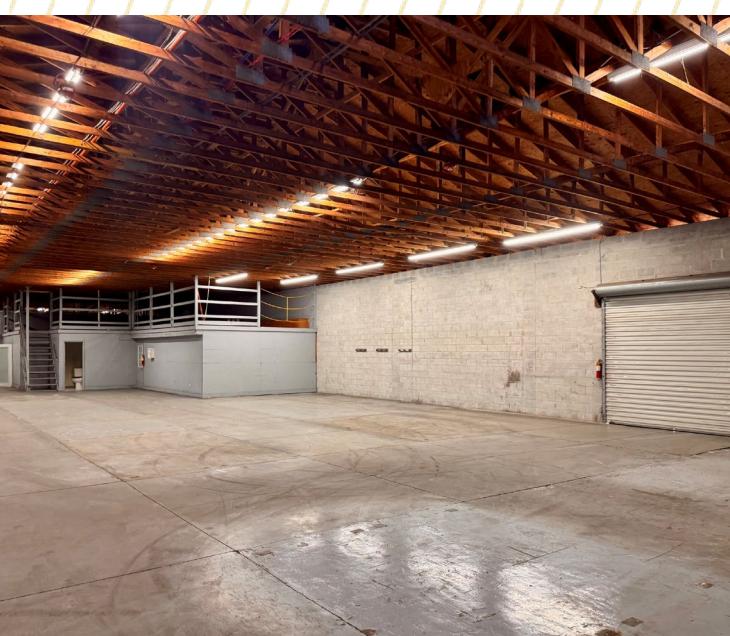
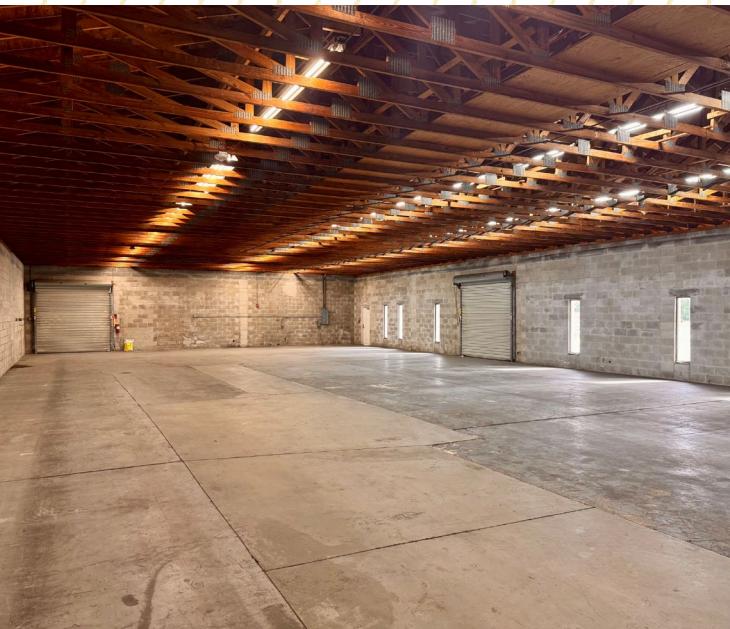
± 21,864 SF Available For Sale



9610 HARNEY ROAD
Thonotosassa, FL 33592

 CUSHMAN &
WAKEFIELD

PROPERTY HIGHLIGHTS



- Asking Price: \$2,600,000
- 21,864 SF Total
 - 3,388 SF Downstairs Office
 - Bonus Mezzanine Office/Storage Space
- Clear Height: Approx. $\frac{1}{2}$ the Facility is 12', Approx. $\frac{1}{2}$ the Facility is 16'
- Construction Type: Concrete Block
- Power: Single Phase
- Loading:
 - Two (2) Dock High Doors w/ Covered Loading Between Buildings
 - Two (2) 10' x 8' Grade Level Doors
 - Two (2) 9' x 8 Grade Level Doors
- Small Laydown Yard Area
- Currently on Well/Septic, but county water is available, and buyer can hookup.
- There are two buildings onsite, connected by a covered loading platform/breezeway. There is a floor elevation change between the north and south buildings.



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