



FOR LEASE  
COUNTY LINE  
LOGISTICS CENTER

---

Plant City, FL 33566

**nuveen**  
REAL ESTATE



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

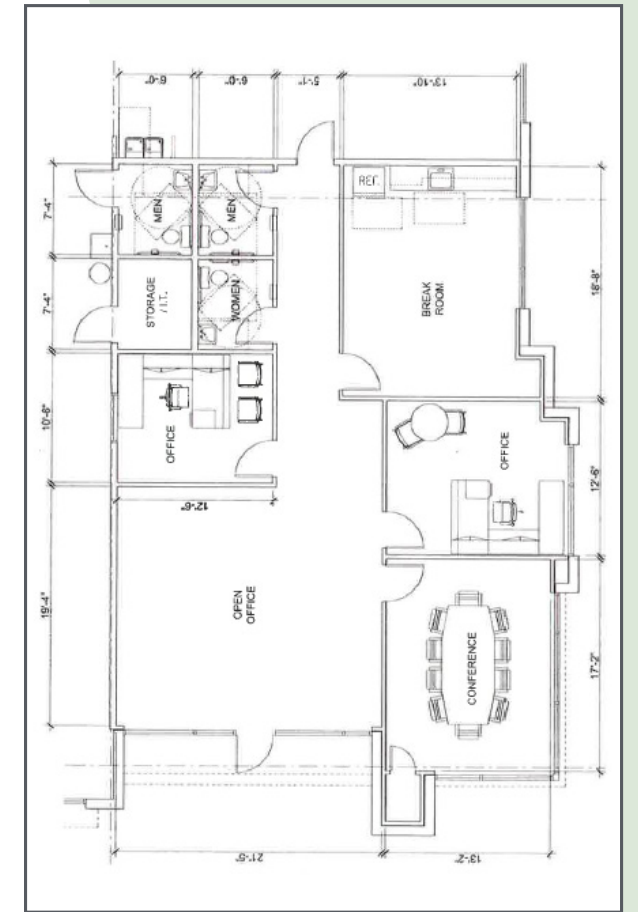
# PROPERTY HIGHLIGHTS

- First-generation Class A warehouse space
- 1.1M+ SF. overall building project
- Corporate park setting
- On-site trailer storage
- Tilt-wall construction
- Rear-load and cross-dock configurations available
- Dock-high and grade-level loading
- Conveniently located on County Line Road, just south of I-4



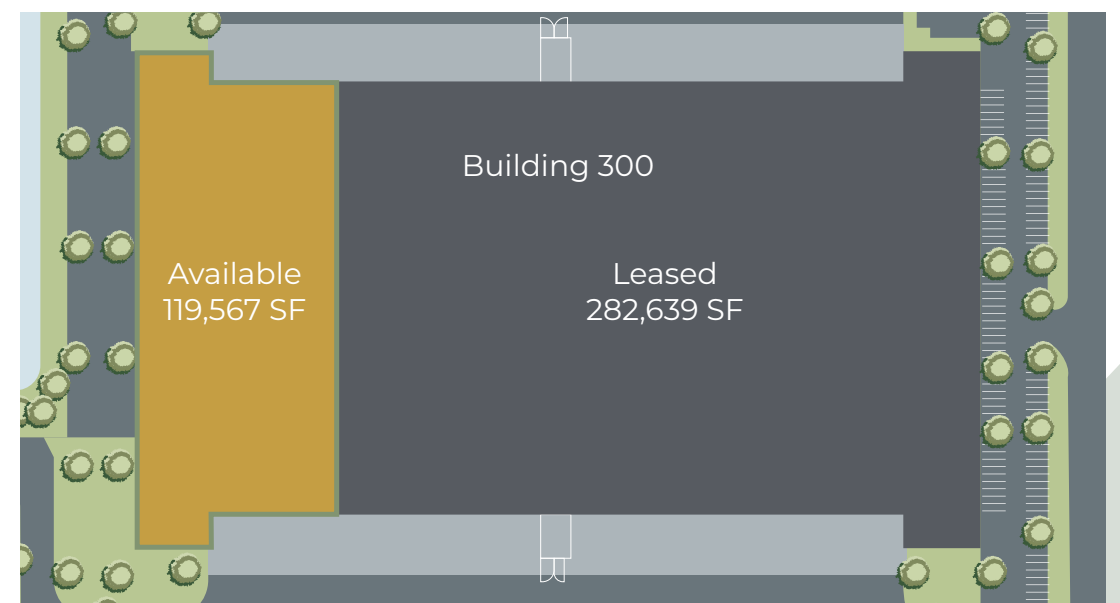
## BUILDING 300 INFORMATION:

<b>Space Available:</b>	119,567 SF
<b>Office Space:</b>	1,682 SF
<b>Total Building Size:</b>	402,206 SF
<b>Building Dimensions:</b>	448' x 872"
<b>Clear Height:</b>	36'
<b>Truck Court:</b>	185' (shared)
<b>Car Parking:</b>	325
<b>Column Spacing:</b>	52'w x 40'd with 60' staging bay
<b>Loading:</b>	Seventy (70) - 9' x 10' dock-high doors Two (2) - 12'w x 14'h grade-level door
<b>Off Dock Trailer Positions:</b>	105
<b>Electric:</b>	2000 amp electrical service
<b>Sprinkler System:</b>	ESFR sprinkler system
<b>Available:</b>	May 2025



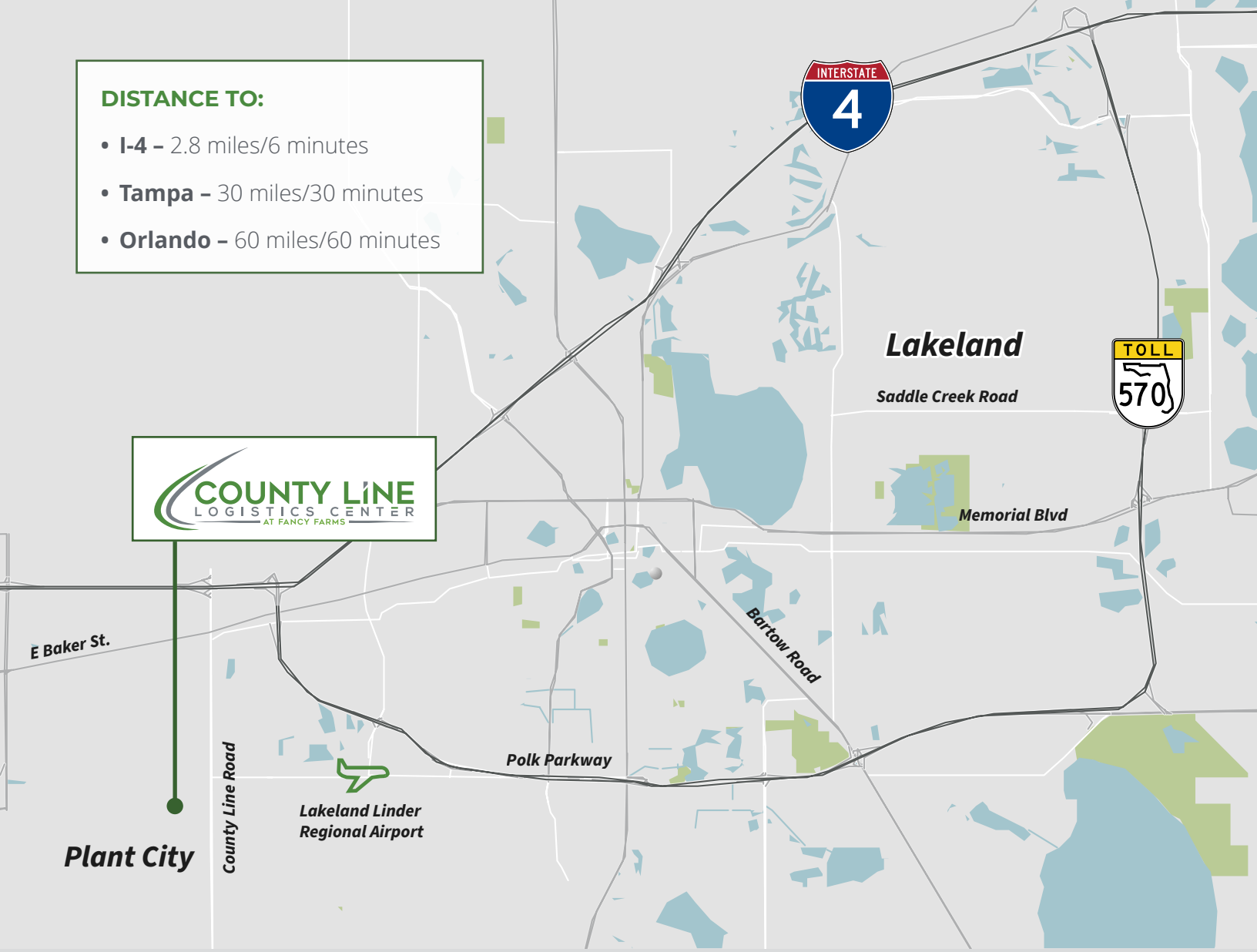
### Building 300

3602 Fancy Farm Road, Plant City, FL



### DISTANCE TO:

- **I-4** - 2.8 miles/6 minutes
- **Tampa** - 30 miles/30 minutes
- **Orlando** - 60 miles/60 minutes



### DEMOGRAPHICS

	1 hour	2 hours	4 hours
<b>Total Population</b>	3,190,858	6,258,311	9,691,647
<b>Total Households</b>	1,285,371	2,582,093	3,853,727
<b>Median Household Income</b>	\$66,029	\$64,125	\$65,306
<b>Businesses</b>	119,661	257,275	480,868
<b>Employees</b>	1,262,626	2,403,751	4,161,050

### For more information, please contact:

**John Dunphy, SIOR, CCIM**  
Executive Managing Director  
johnc.dunphy@jll.com  
+1 813 387 1312

**Matt Sullivan, SIOR, CCIM**  
Executive Managing Director  
matt.sullivan@jll.com  
+1 407 930 1802

**Olivia Brock**  
Associate  
olivia.brock@jll.com  
+1 813 387 1320

**nuveen**  
REAL ESTATE

Although information has been obtained from sources deemed reliable, neither Owner nor JLL makes any guarantees, warranties or representations, express or implied, as to the completeness or accuracy as to the information contained herein. Any projections, opinions, assumptions or estimates used are for example only. There may be differences between projected and actual results, and those differences may be material. The Property may be withdrawn without notice. Neither Owner nor JLL accepts any liability for any loss or damage suffered by any party resulting from reliance on this information. If the recipient of this information has signed a confidentiality agreement regarding this matter, this information is subject to the terms of that agreement. ©2024. Jones Lang LaSalle IP, Inc. All rights reserved.

