

# **1509 SW Century GIn** 1509 SW Century GIn, Lake City, FL 32025



**Curtis Carter** Remax Realty Speciali 12627 San Jose Blvd,Jacksonville, FL 32223 corelabpro@yahoo.com (904) 260-4550



Rental Rate:	\$11.85 /SF/YR
Property Type:	Industrial
Property Subtype:	Warehouse
Rentable Building Area:	8,400 SF
Year Built:	2006
Rental Rate Mo:	\$0.99 /SF/MO

## 1509 SW Century GIn

\$11.85 /SF/YR

Great Warehouse Space 8,400 sf available in Logistics Hotbed! This warehouse property is zoned ILW and is well suited for a wrecker service, distribution site, Gym, training center, auto/boat or RV service center. This locations is only minutes from i-75 and I-10. The property has office, reception and shower areas. Clear span height of 22ft and 10 bay doors for drive thru pickup and service. Large lot allows for vehicle storage and employee parking....

- ILW Industrial zoning
- 5 tandem bay doors(10 total doors)
- Office and Reception Areas





#### 1st Floor

Space Available	8,400 SF
Rental Rate	\$11.85 /SF/YR
Date Available	Now
Service Type	Triple Net (NNN)
Office Size	1,500 SF
Space Type	Relet
Space Use	Industrial
Lease Term	3 - 5 Years

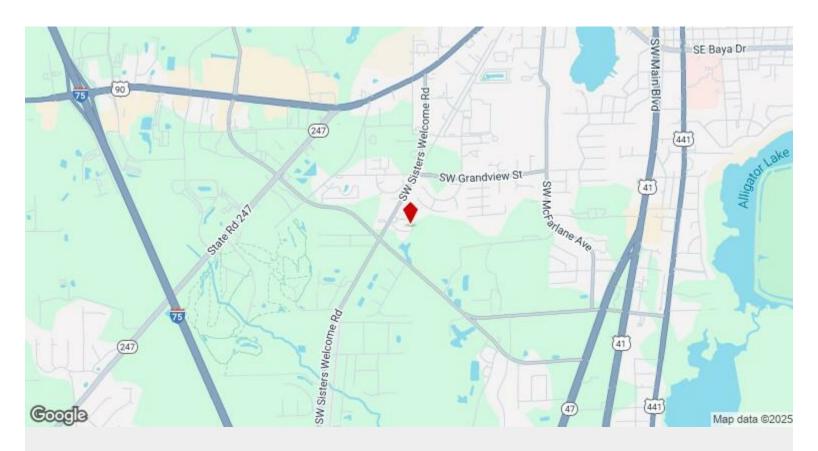
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### **Major Tenant Information**

Tenant SF Occupied Lease Expired

Century Ambulance



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# **Property Photos**





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