



PROPERTY FEATURES

- +/- 3,178 SF - Fully Air Conditioned Unit
- +/- 1,400 SF Office Space
- +/- 1,778 SF Conditioned Warehouse Space
- 20ft Clear Height & 1 - 12ft Roll Up Door
- Immediate Access to Hwy 429
- 5 Minutes to the Turnpike

ABOUT THE PROPERTY

Prime fully air-conditioned industrial flex warehouse unit available for purchase in Winter Garden, FL. The unit offers approximately 3,178 square feet of space and is situated in the APEX Commerce Center, providing immediate access to the Hwy 429 expressway. This location offers convenient connectivity to major highways, including the Turnpike (5 minutes), I-4 (15 minutes), and downtown Orlando (less than 20 minutes).

The property includes approximately 1,400 square feet of fully built-out office space, along with 1,778 square feet of climate-controlled warehouse space featuring a 20-foot clear height and a 12-foot roll-up door at the rear. With the scarcity of industrial flex spaces in the Central Florida market, this property presents a unique opportunity.

PixleyBerkowitzTeam.com

CHRIS PIXLEY

M 352.267.4244

christopher.pixley@gmail.com

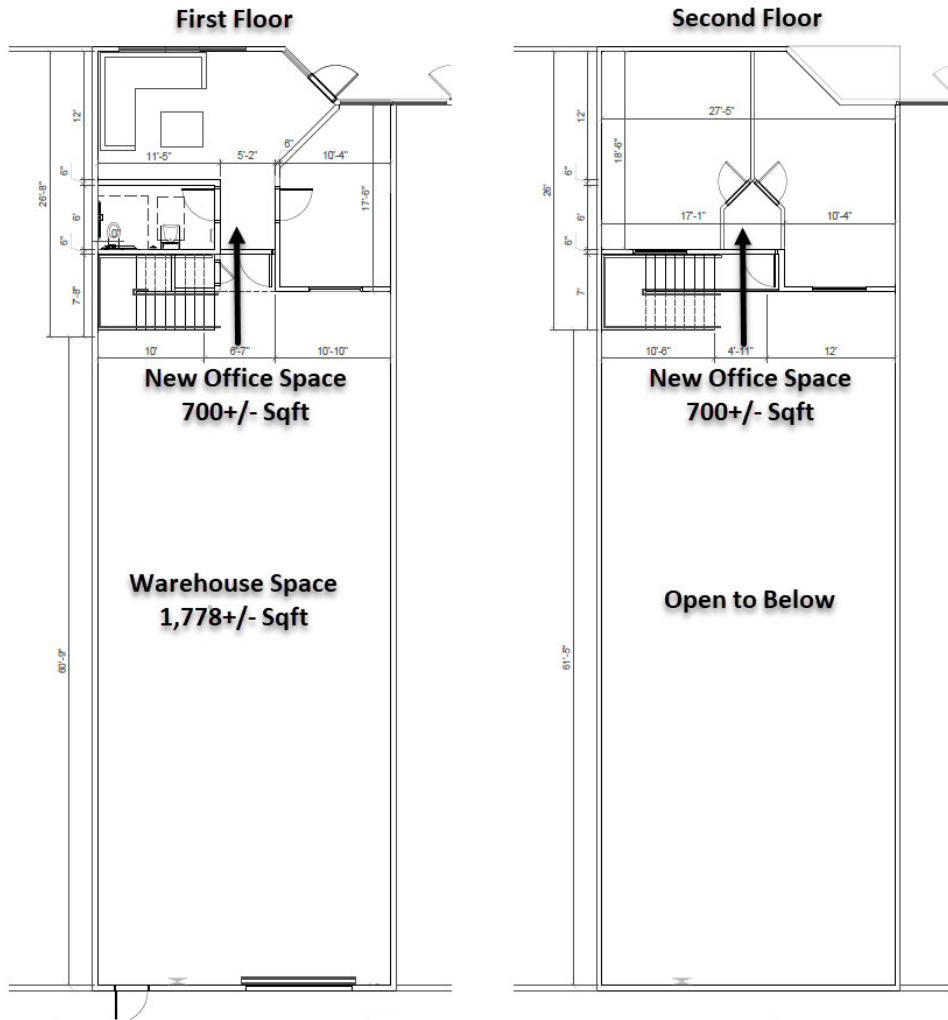
LOGAN BERKOWITZ

M 407.454.4622

loganberkowitz@gmail.com

ENGEL & VÖLKERS®

CHRIS PIXLEY & LOGAN BERKOWITZ



CHRIS PIXLEY | **LOGAN BERKOWITZ**
M 352.267.4244 | M 407.454.4622
christopher.pixley@gmail.com | loganberkowitz@gmail.com

PixleyBerkowitzTeam.com