

18741 Titus Rd, Hudson, FL



FOR SALE

CLIMATE-CONTROLLED WAREHOUSE + HEAVY POWER & OUTDOOR STORAGE

**LOBER**  
REAL ESTATE

18741 Titus Rd, Hudson, FL

## PROPERTY OVERVIEW



## PROPERTY DETAILS

### LOCATION

ADDRESS	18741 Titus Rd, Hudson, FL 34667
MARKET	Pasco County (Tampa Bay)
BUILDING SIZE	8,160 SF (±1,500 SF of office)
YEAR BUILT	2006
LOADING	3 Grade-Level Doors
CLEAR HEIGHT	18 Feet
POWER	1,600 Amps/208V - 3 Phase
IMPROVEMENTS	Fully Climate-Controlled Warehouse & 500 KW Backup Generator




### SITE

LAND SIZE	2.32 Acre
ZONING	C3 - General industrial (outdoor storage permitted)
EXCESS LAND	Outdoor Storage Available in Secured & Stabilized Yard
ACCESS	Quick Access to US-19 & SR 589 (Veterans Expressway)

### PRICING GUIDANCE

ASKING	\$1,350,000.00
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 Jason McCormick, Senior Associate  
 561-613-5293  
 Jason@LoberRealEstate.com

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## PROPERTY PHOTOS



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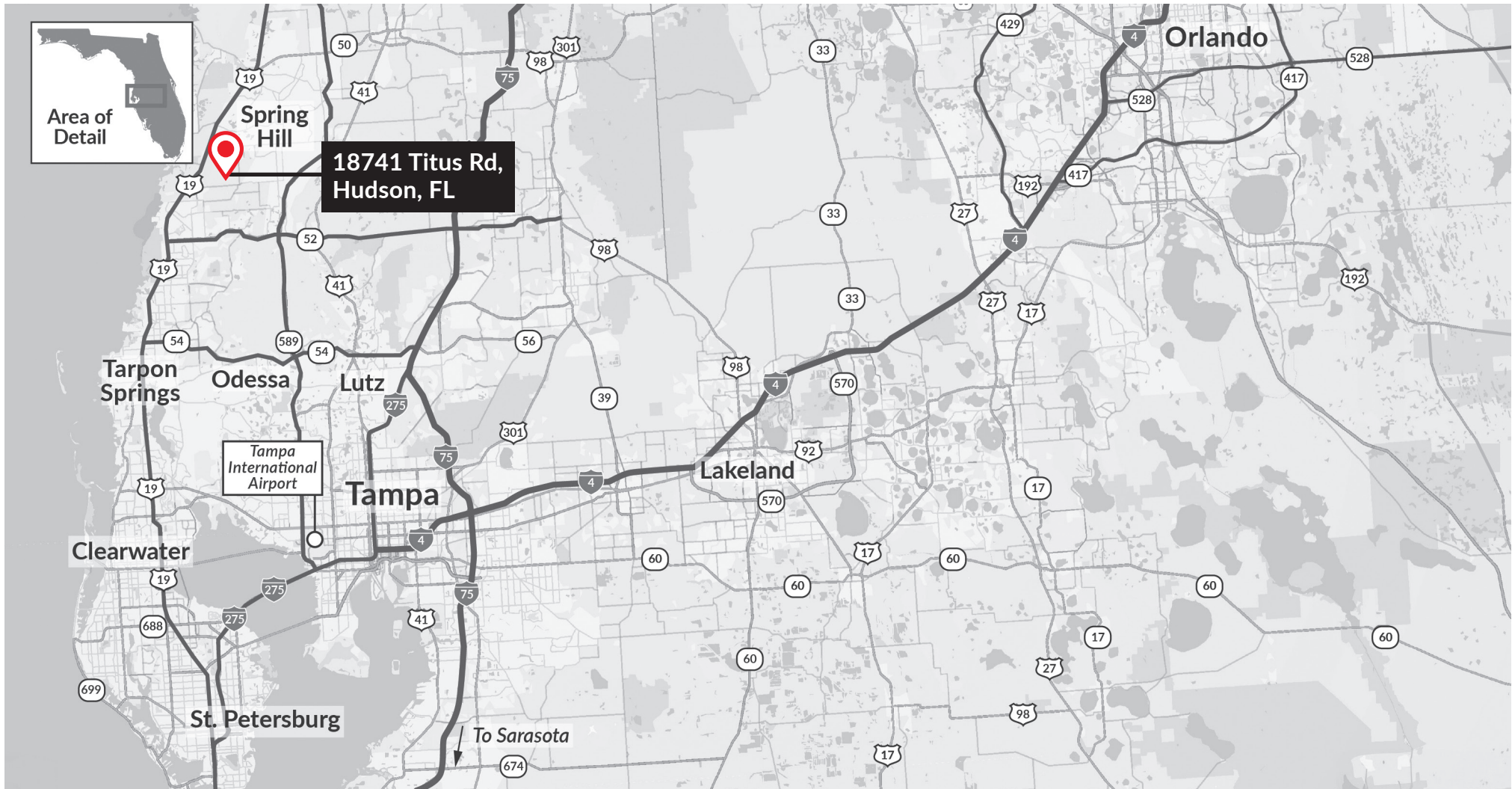
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## LOCATION MAP



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