



 **LAKE**SIDE
LOGISTICS

90% OPEN SPACE INDUSTRIAL PARK
LOCATED ALONG THE I-4 CORRIDOR

FOUNDRY
COMMERCIAL

PLANT CITY, FL

LOCATION OVERVIEW

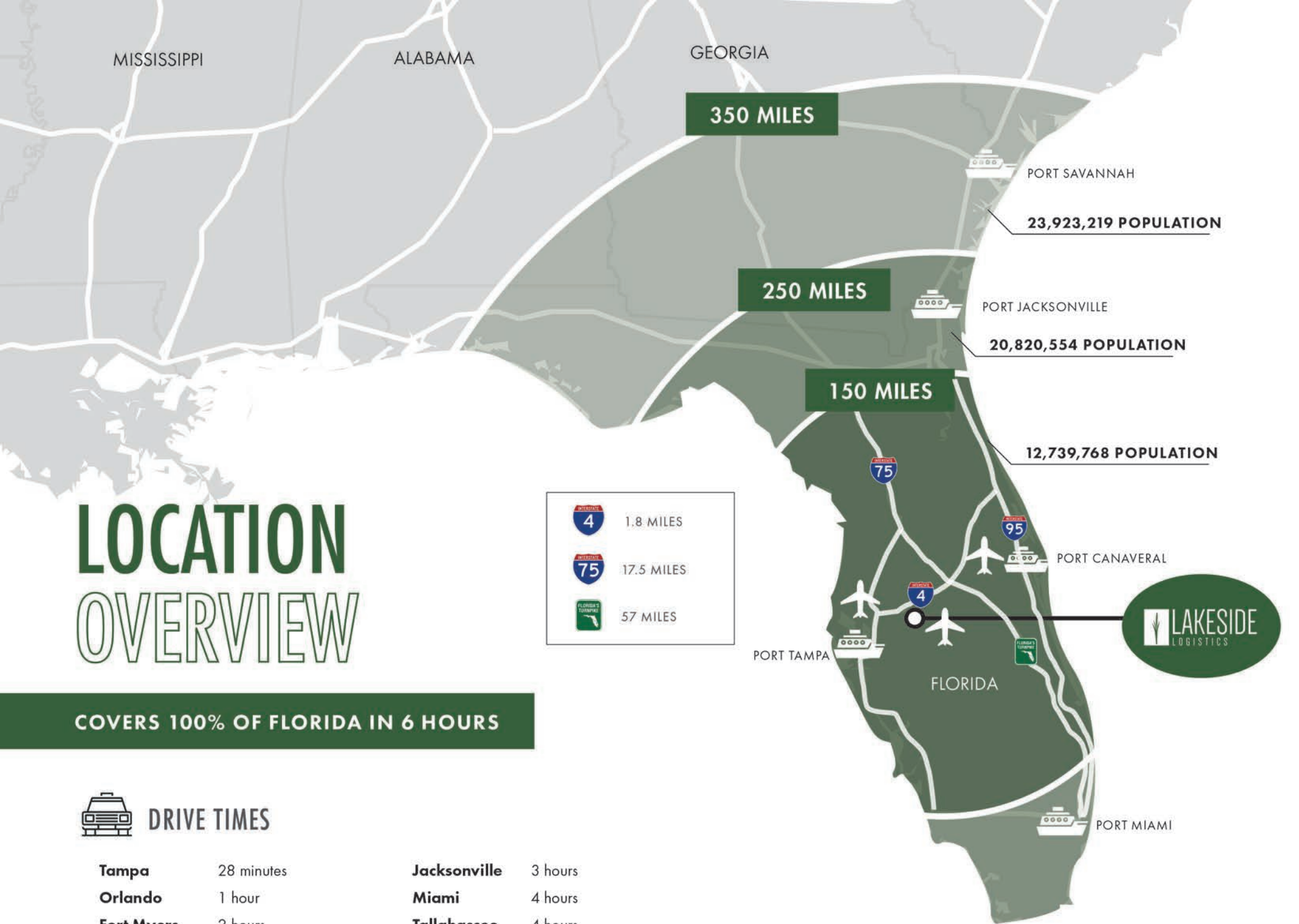
COVERS 100% OF FLORIDA IN 6 HOURS



DRIVE TIMES

Tampa 28 minutes
Orlando 1 hour
Fort Myers 2 hours

Jacksonville 3 hours
Miami 4 hours
Tallahassee 4 hours



I-4 CORRIDOR OVERVIEW



13 FORTUNE 500

COMPANIES HAVE
ABSORBED 25 MILLION SF
OF INDUSTRIAL INVENTORY
ALONG THE I-4 CORRIDOR



OVER 5M

RESIDENTS CAN BE
REACHED WITHIN 60
MINUTES OF LAKESIDE
LOGISTICS



33,991

QUALIFIED TRANSPORTATION
AND MATERIAL MOVING
WORKERS RESIDE WITHIN 30
MINUTES OF
LAKESIDE LOGISTICS



207,849

BUSINESSES LOCATED
WITHIN 50 MILES OF
LAKESIDE LOGISTICS

AMENITY MAP

TRUCK SERVICES

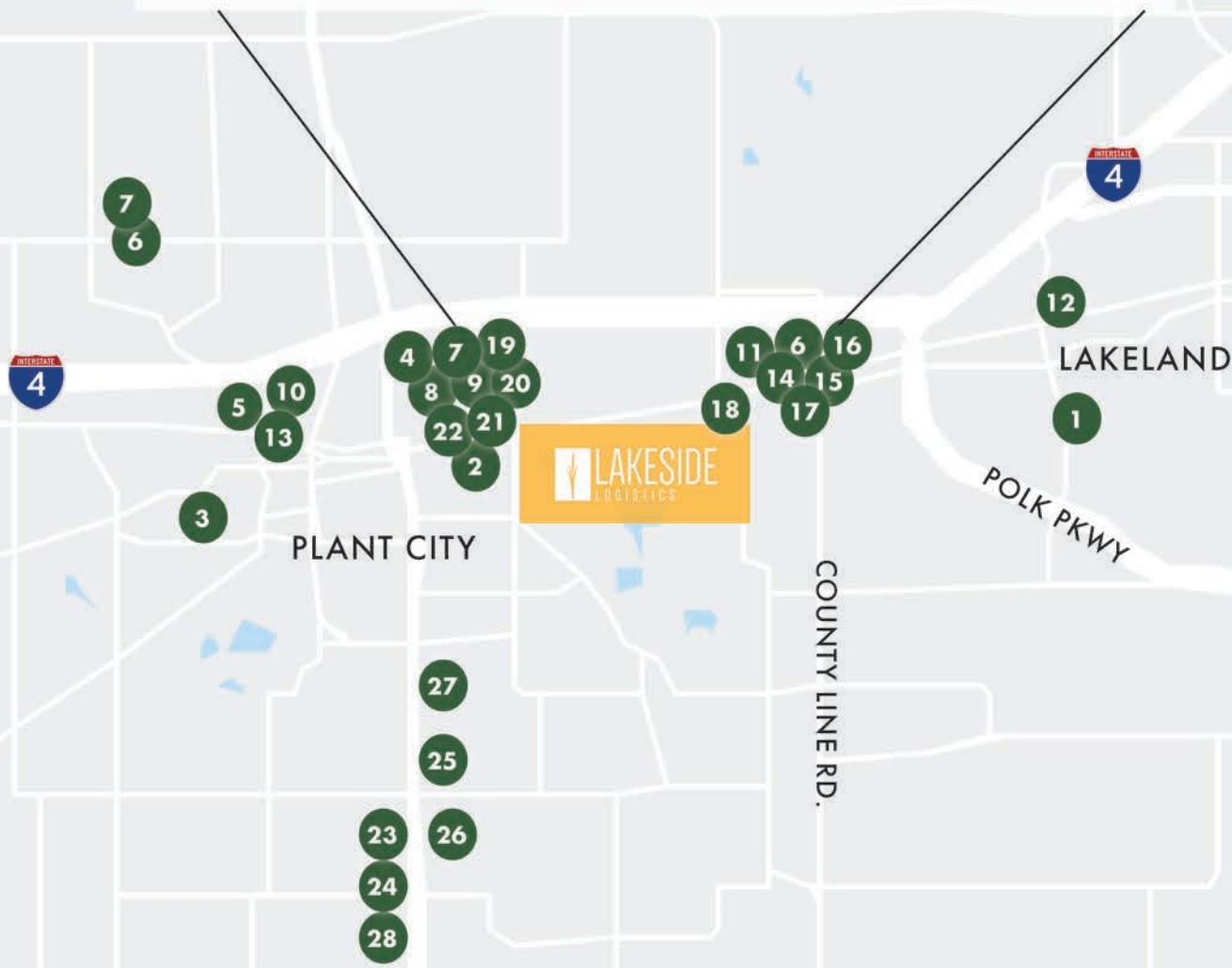
1. Iron Maintenance Lakeland
2. Alert Tire Service Inc.
3. Breslin Auto Repair and Service
4. Mobil
5. Wawa
6. Speedlane
7. CircleK

LODGING

8. Holiday Inn Express & Suites Plant City
9. Quality Inn Plant City
10. Knights Inn Plant City
11. Fairfield Inn & Suites by Marriott
12. Best Western Plus Lakeland
13. Hampton Inn Plant City

CONVENIENCE/DINING

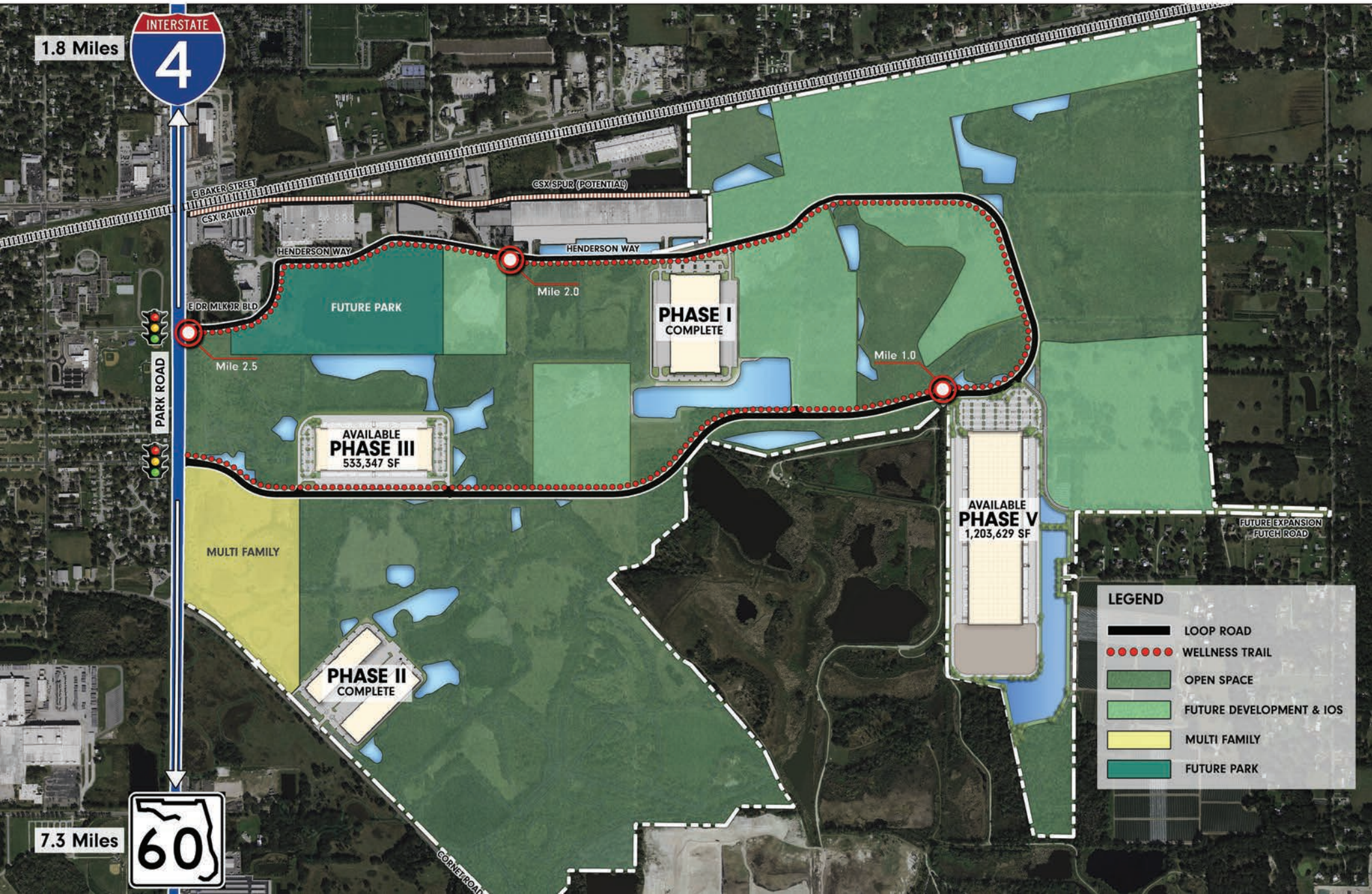
14. McDonald's
15. Taco Bus
16. Dunkin' Donuts
17. Wendy's
18. Firehouse 92
19. Popeyes
20. Denny's
21. Arby's
22. Culver's
23. Sonic Drive-In
24. Panera
25. Walgreens
26. Walmart
27. CVS
28. Zaxby's



LAKESIDE LOGISTICS SITE PLAN

900 TOTAL ACRES

90% OPEN SPACE WITHIN THE PARK





BUILDING SPECIFICATIONS

SF AVAILABLE: 266,673 - 533,347 SF

CLEAR HEIGHT: 36'

BUILDING TYPE: Cross Loading

COLUMN SPACING: 50' (w) x 47.6" (d)

CONCRETE SLAB: 7" reinforced

OFF DOCK TRAILER DROPS: 100 (12'x55')

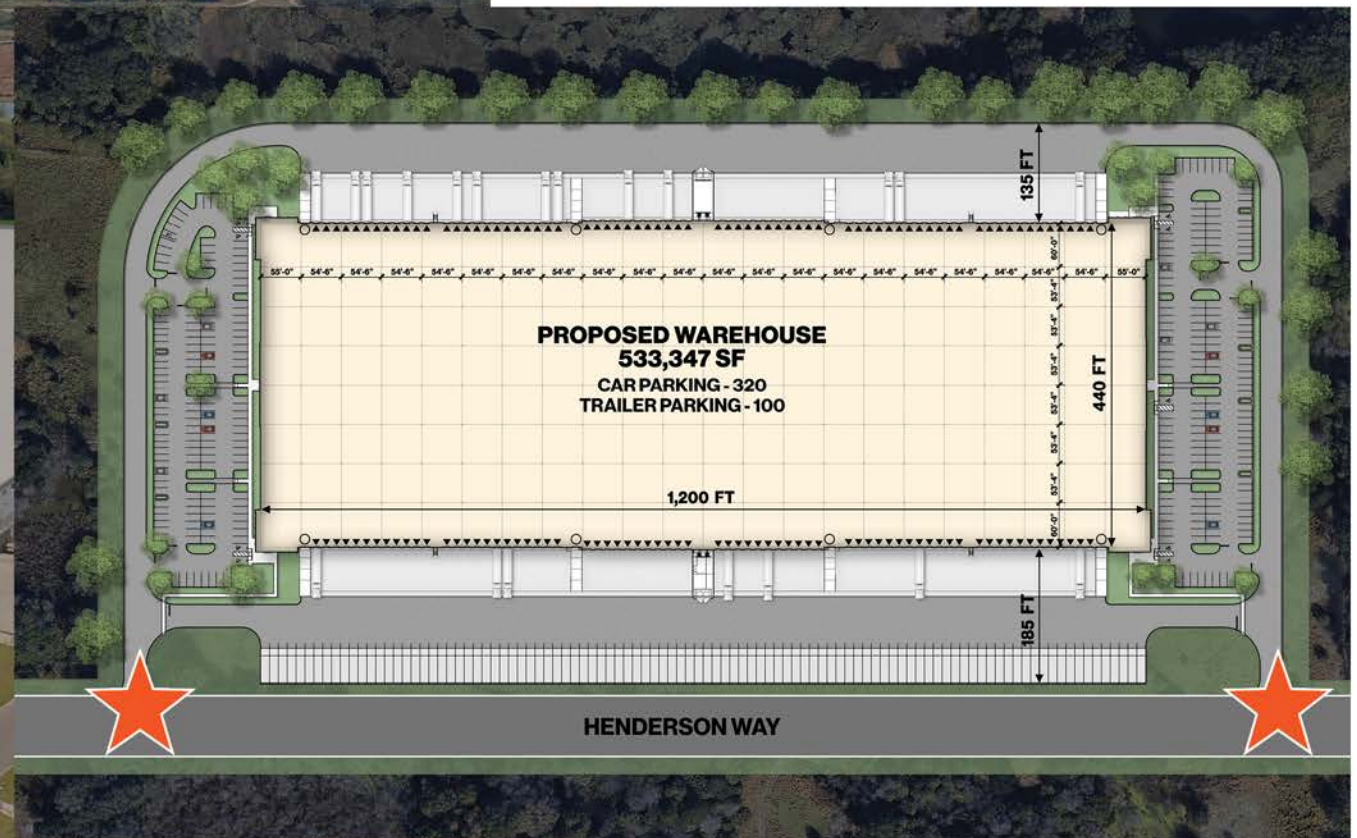
DOCK DOORS: 140 total, 70 per side

DRIVE-IN DOORS: 4 (per side)

PARKING SPACES: 320

PHASE III AVAILABLE FOR LEASE | 533,347 SF AVAILABLE

PHASE III
FLOOR PLAN



ACCESS POINTS

533,347 SF
AVAILABLE Q3 2024



BUILDING SPECIFICATIONS

SF AVAILABLE: 1,203,629 SF

EXPANDABLE TO: 1,500,000 SF

CLEAR HEIGHT: 40'

BUILDING TYPE: Cross Loading

COLUMN SPACING: 60' minimum

CONCRETE SLAB: 7" reinforced

OFF DOCK TRAILER DROPS: 277 (12'x55')

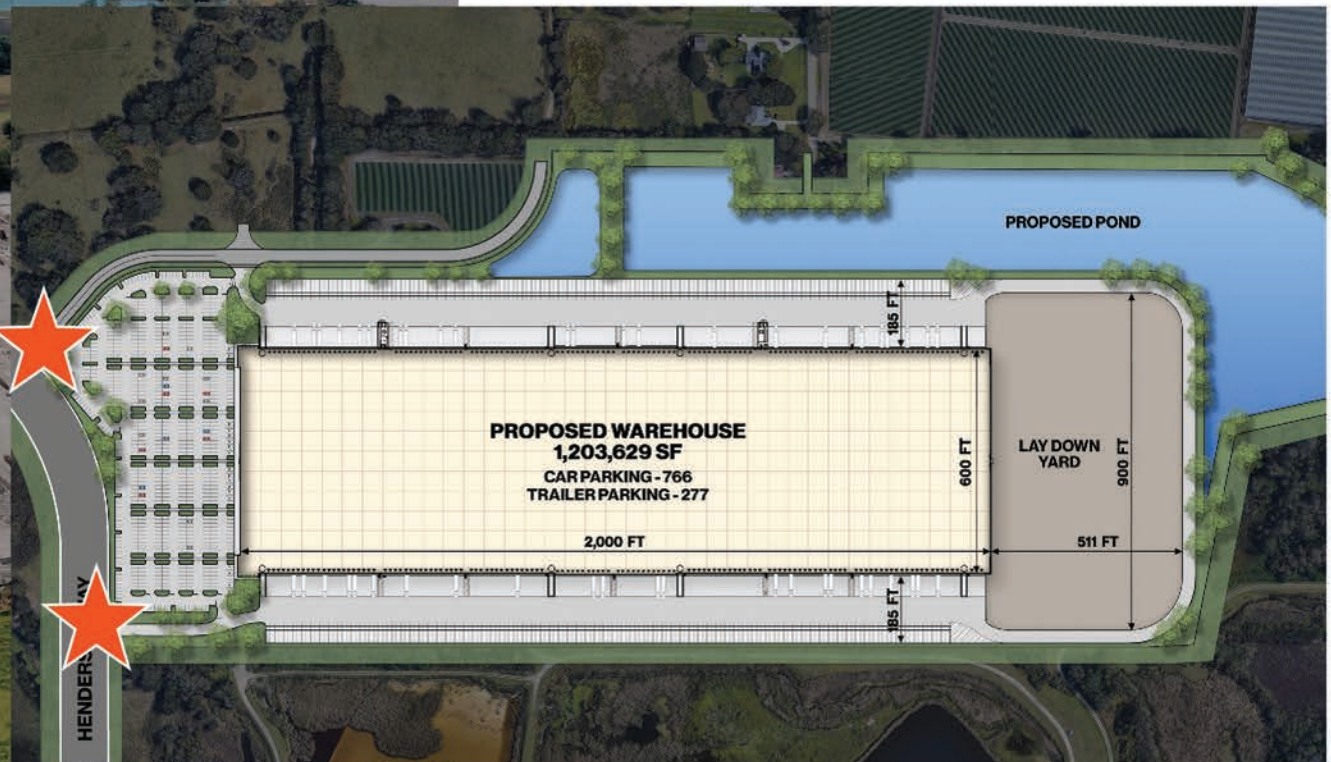
DOCK DOORS: 131 (West), 127 (East)

DRIVE-IN DOORS: 4 (per side)

PARKING SPACES: 766

PHASE V AVAILABLE FOR LEASE | 1,203,629 SF AVAILABLE

PHASE V
FLOOR PLAN



★ ACCESS POINTS

1,203,629 SF
AVAILABLE Q1 25



 **LAKE SIDE**
LOGISTICS

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