

3017 South County Line Rd, Plant City, FL 33566 ±535,539 SF | Spec Development For Lease

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Site Plan



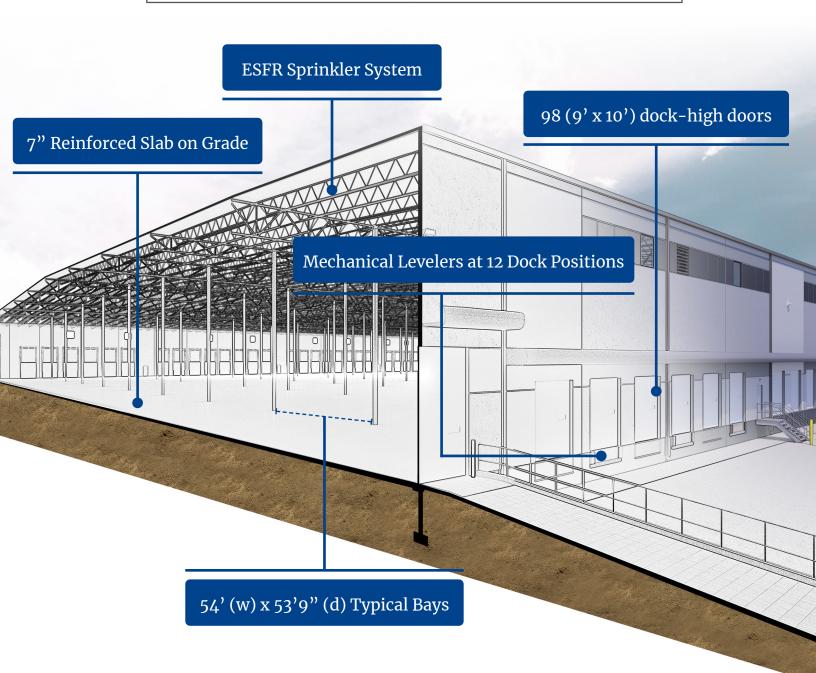
Exterior Building Specs		
Building Size:	535,539 SF (divisible to ±300,000 SF)	
Dimensions:	972' (w) x 550' (d)	
Clear Height:	36′	
Truck Court Depth:	185′	
Dock-High Loading Doors:	98 total dock doors (9' x 10')	
Drive-In Ramps:	4 oversized ramps (14' x 16')	
Auto Parking:	301 auto spaces	
Trailer Parking	208 trailer spaces	



Building Plan



Interior Building Specs		
Spec Office:	2,455 SF to be complete at delivery	
Warehouse Lighting:	LED warehouse lighting at 25 FC	
Column Spacing:	54' (w) x 53'9" (d)	
Speed Bay:	60'	
Power:	3000A, 480V, 3P	
Slab Thickness:	7" reinforced concrete	
Fire Protection:	ESFR	





Progress Photos May 2024



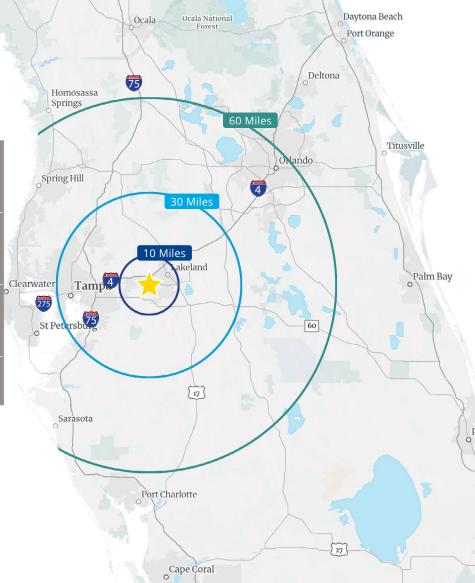






Key Distances

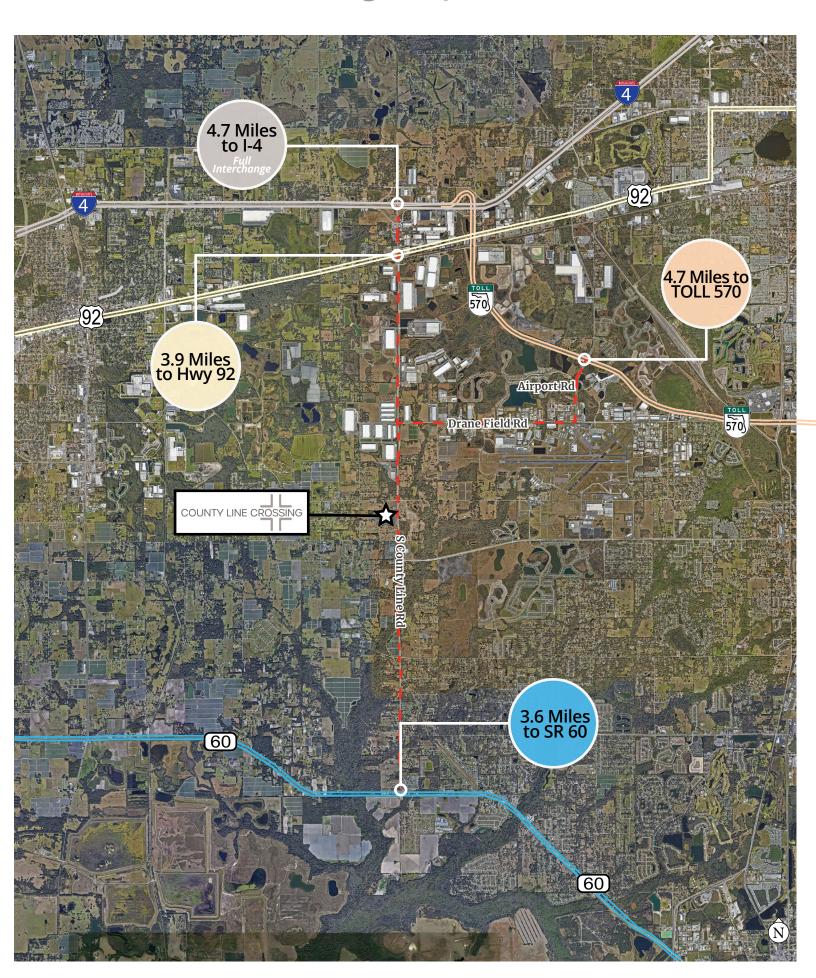
Highway 60		3.6 Miles
	Interstate 4	4.7 Miles
	Polk Parkway	4.7 Miles
	Lakeland Linder Int'l Airport	2.0 Miles
-0-6-0-	Tampa Int'l Airport	35.5 Miles
	Orlando Int'l Airport	60.0 Miles
(\circ)	Tampa	29.5 Miles
	Orlando	60.7 Miles
	Ocala	113.0 Miles
	CSX Intermodal Winter Haven	28.0 Miles
	CSX Intermodal Tampa	26.8 Miles





COUNTY LINE CROSSING

Access to Elevated Highways



Growing Regional Distribution Hub



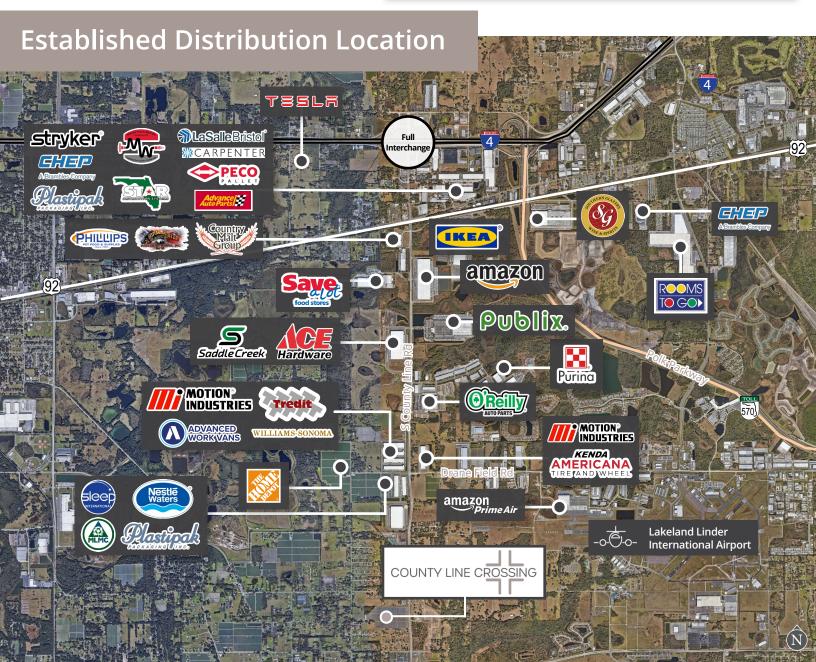
Amazon Cargo Hub | Lakeland Linder International Airport

In 2020, Amazon successfully completed its air cargo hub at Lakeland Linder International Ariport. This new location represents Amazon Air's largest facility in the Southeast and is expected to eventually create up to 1,000 jobs, some of which are tied to incentives.

December 2022, Amazon got the green light to move forward in its expansion to double its original footprint. The additional 10.6 acres will include a new truck bay and two parking positions for its airplanes.

Source: Tampa Bay Business Journal







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