



SPACE FOR LEASE | 13,745 SQFT
1450 Treeland Blvd SE Palm Bay, Florida



HIGHLIGHTS

- 13,745 SQFT Facility Situated on 1.81 Acre Mfg. Complex
- +/-9,530 SQFT Warehouse | +/-4,215 SQFT Office and Labs
- 2,500 KVA 480 3-Phase Power
- Located just 1.5 Miles from I-95 Exit 173 in Palm Bay

CONTACT

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SUMMARY

Lightle Beckner Robison, Inc. is happy to offer this stand-alone warehouse facility. Located in Palm Bay, 1450 Treeland Blvd SE holds close proximity to I-95 Exit 173 (1.5 miles), US-1 (5.4 miles), and MLB Airport (9.4 miles). Included in this property are the following:

- 9,530 sf. Warehouse Non-HVAC (Has Duct Openings)
- 4,215 sf. Office
- 7 Hard-Walled Offices + Conference Room + Reception Area
- Bonus Mezzanine Space +/- 1,200 Sqft.
- 37 Parking Spaces
- Natural Gas Service to Building
- 2,500 KVA 480 3-Phase Power

PROPERTY OVERVIEW

TOTAL SITE 1.81 AC

COUNTY,..... Brevard

WAREHOUSE SF..... 9,530

CONSTRUCTION Conc Blk

OFFICE SF..... 4,215

POWER 3-Phase

ZONING LI

ASKING PRICE \$11.50/SF/YR

CLEAR HEIGHT 20'

LEASE TYPE NNN

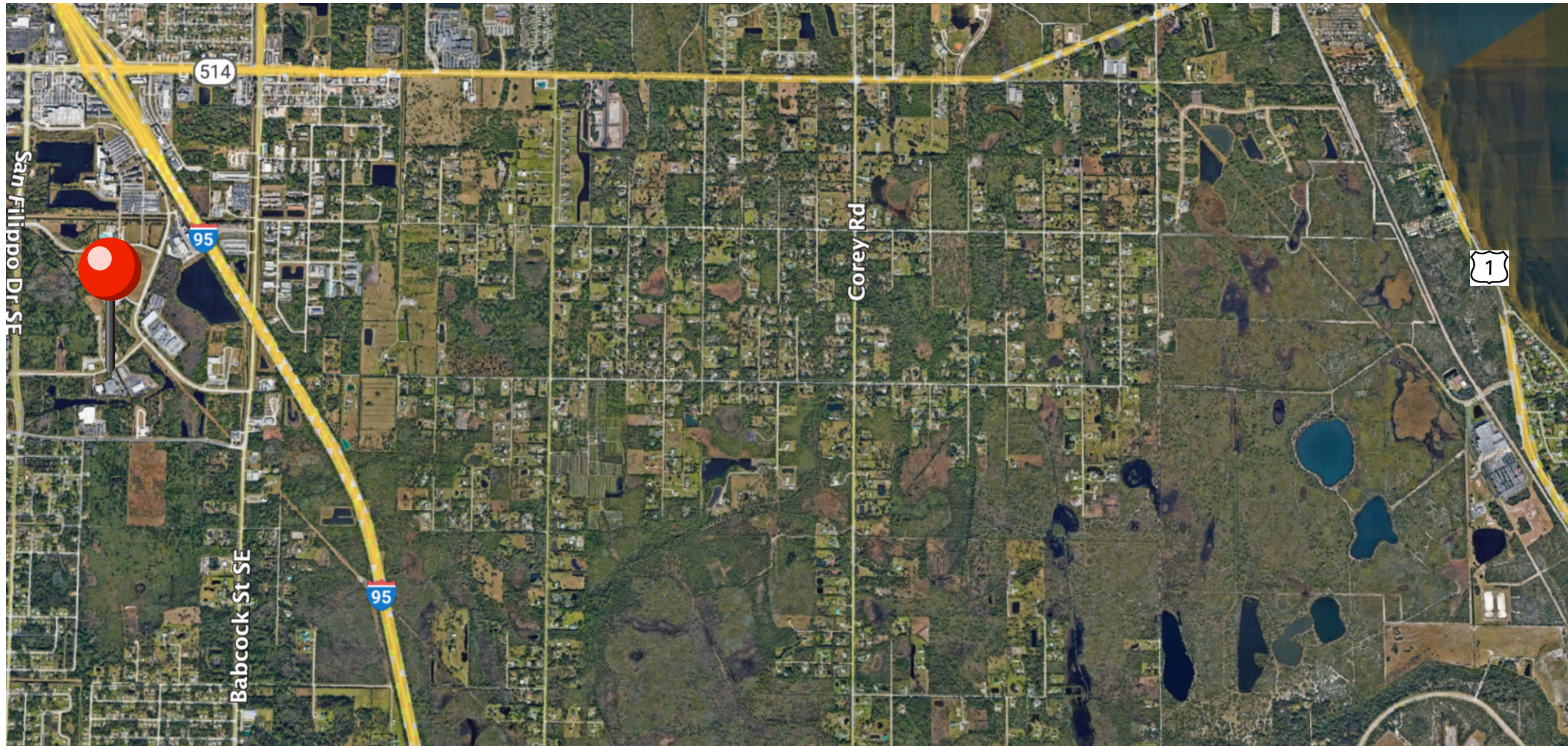
PROPERTY PHOTOS



Additional Photos



LOCATION OVERVIEW



HIGHLIGHTS

Located in Palm Bay, 1450 Treeland Blvd SE holds close proximity to I-95 Exit 173 (1.5 miles), US-1 (5.4 miles), and MLB Airport (9.4 miles).

- **1.5 Miles to Interstate 95**
- **5.4 Miles to US-1**
- **9.4 Miles to Melbourne Airport**
- **47 Miles to Port Canaveral (Via I-95)**
- **65 Miles to Orlando Airport**