

FOR SALE > INDUSTRIAL

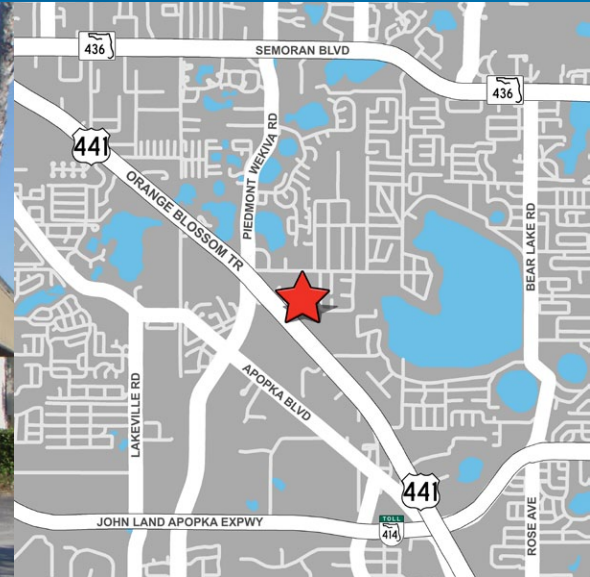
30,282 SF Warehouse

1767 BENBOW COURT, APOPKA, FL 32703



Central Florida

**Sale Price
REDUCED!**



1767 Benbow Court > Features

- > 30,282 SF includes
 - 5,848 SF 2-story office
 - 525 SF single story office
 - 26,834 SF warehouse
- > 18' min. clear height
- > 30' x 50' column spacing
- > Doors:
 - 2 - 12' x 14' dock high well doors
 - 5 - 12' x 14' grade level doors
- > 800 amp, 3 phase power
- > Metal Halide and fluorescent warehouse lights
- > Metal construction
- > Security system
- > Built in 1985
- > 2.56 acres with 1/2 acre fenced outside storage
- > Zoned I-1, City of Apopka
- > **REDUCED Sale Price \$995,000 ~~\$950,000~~ \$890,000 (\$29.39/SF)**

BANK OWNED!

The property is located on the southeast side of Benbow Court, east of US Highway 441 (Orange Blossom Trail). It is situated between State Rado 436 (Semoran Blvd) to the north and the new John Land Apopka Expressway (Toll Road 414) to the south.



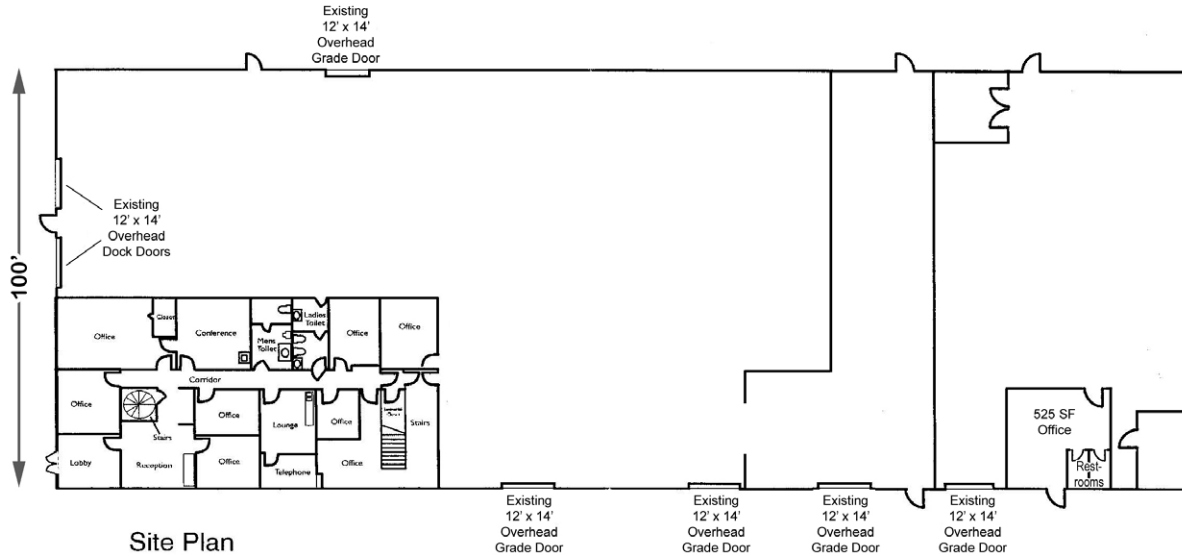
MATTHEW E SULLIVAN, SIOR, CCIM
Senior Managing Director, Principal
+1 407 362 6175
matt.sullivan@colliers.com

WILSON MCDOWELL, CCIM
Director, Industrial Services
+1 407 362 6143
wilson.mcdowell@colliers.com

BOBBY ISOLA
Associate, Industrial Services
+1 407 362 6122
bobby.isola@colliers.com

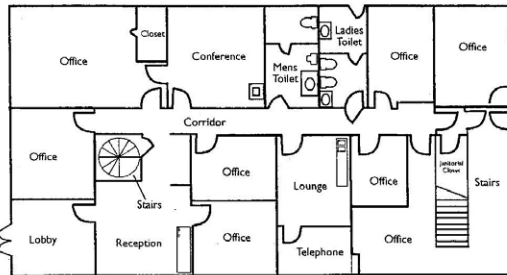
COLLIERS INTERNATIONAL
622 East Washington Street
Suite 300
Orlando, FL 32801
www.colliers.com

1767 Benbow Court > Floor Plan

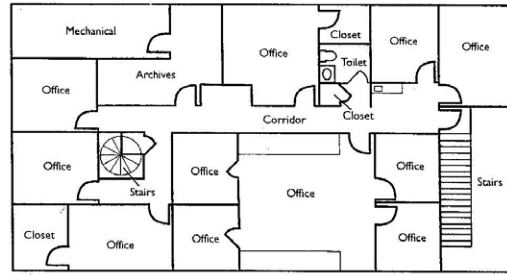


Site Plan

Office Layout



1st Floor



2nd Floor



Contact Us

MATTHEW E SULLIVAN, SIOR, CCIM
Senior Managing Director, Principal
+1 407 362 6175
matt.sullivan@colliers.com

WILSON MCDOWELL, CCIM
Director, Industrial Services
+1 407 362 6143
wilson.mcdowell@colliers.com

BOBBY ISOLA
Associate, Industrial Services
+1 407 362 6122
bobby.isola@colliers.com

**COLLIERS INTERNATIONAL
CENTRAL FLORIDA**
622 E. Washington Street
Suite 300
Orlando, FL 32801
www.colliers.com

This document has been prepared by Colliers International Central Florida for advertising and general information only. Colliers International Central Florida makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers International Central Florida excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising therefrom. This publication is the copyrighted property of Colliers International and/or its licensor(s). © 2012. All rights reserved.



Central Florida