

1110 W HIBISCUS BLVD
MELBOURNE, FL 32901



FURNISHED OPTION AVAILABLE

CONVENIENT ACCESS
TO I-95 AND HWY 192

112,489 SF AVAILABLE
FOR SUBLEASE

BUILDING HIGHLIGHTS

ASKING RATE
\$17.50/SF NNN

OPEX*
\$6.00 PSF

LEASE EXPIRATION
DECEMBER 31, 2027

PRODUCTION SF
±55,739 SF

OFFICE SF
±66,750 SF

ELECTRICAL
277A/480V 3PHASE

YEAR BUILT
2001

PARKING RATIO
6.19/1,000 SF

AVAILABILITY
AUGUST 1, 2026

LOADING DOORS
(1) DOCK WELL

ZONING
M1

**Denotes Estimated Operating Expenses for 2025*

CONTACT INFORMATION



RYAN HUBBARD
Director
+1 407 541 4390
ryan.hubbard@cushwake.com

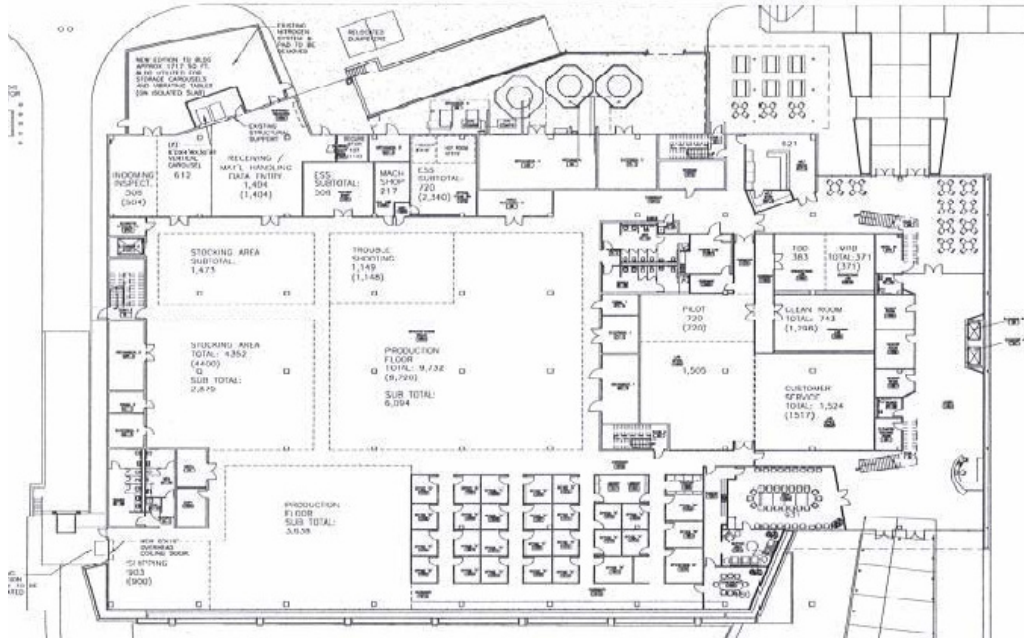
JOHN SKINNER
Director
+1 407 541 4436
john.skinner@cushwake.com

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1110 W HIBISCUS BLVD

FLOOR PLAN

FIRST FLOOR
Electrostatic Discharge Flooring



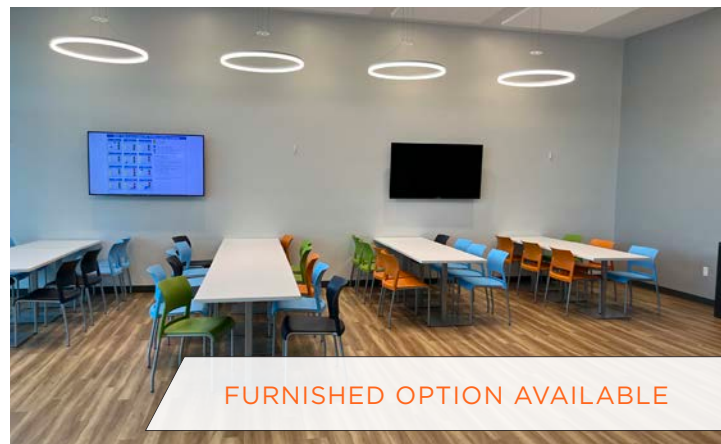
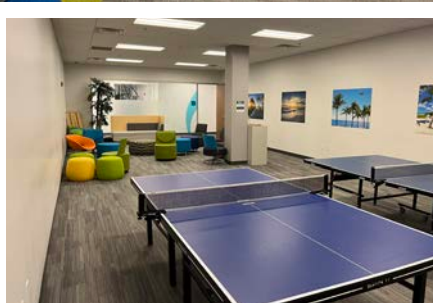
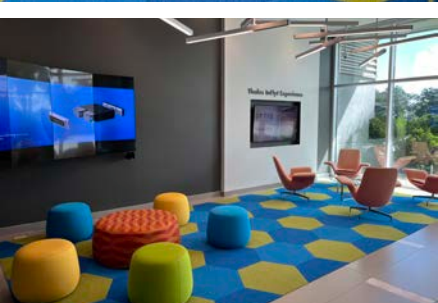
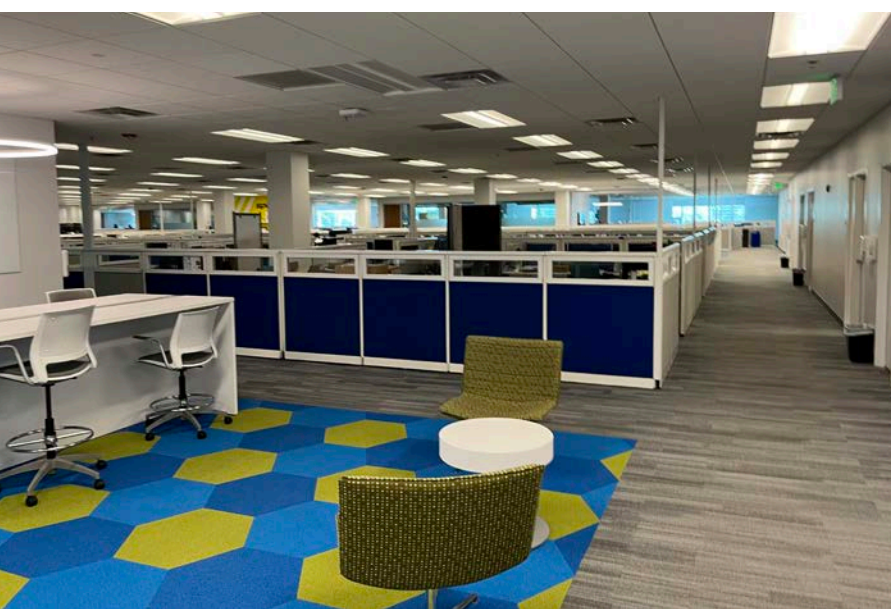
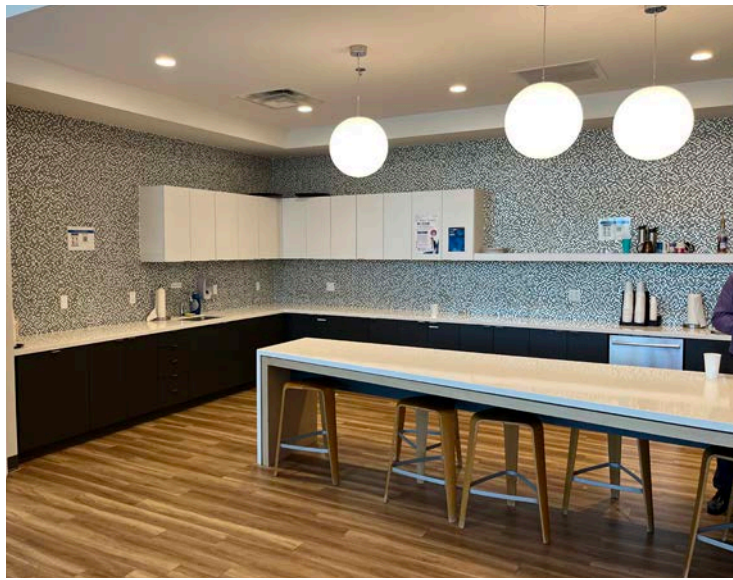
SECOND FLOOR



RYAN HUBBARD

JOHN SKINNER

1110 W HIBISCUS BLVD OFFICE PHOTOS



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