

HARMONY INDUSTRIAL PARK

A SIXTEEN BUILDING 237,000 SF SMALL BAY INDUSTRIAL DEVELOPMENT

E. Irlo Bronson Memorial Highway | Saint Cloud | Florida 34771



DEVELOPED BY:



FOR SALE

PROPERTY DESCRIPTION:

Located directly off Arthur J. Gallagher Blvd., just north of E. Irlo Bronson Memorial Highway in Harmony, this ±20.4-acre site presents a rare opportunity for a user or investor to acquire a planned ±237,500 SF small bay industrial development in one of Central Florida's fastest-growing corridors. The project is designed to accommodate a range of ownership strategies, including multi-tenant investment, partial user occupancy, or individual building sales. With flexible building sizes and a functional layout, the site is well-positioned to meet the growing demand for small bay industrial and warehouse/flex space in the market.

LEASING CONTACTS:



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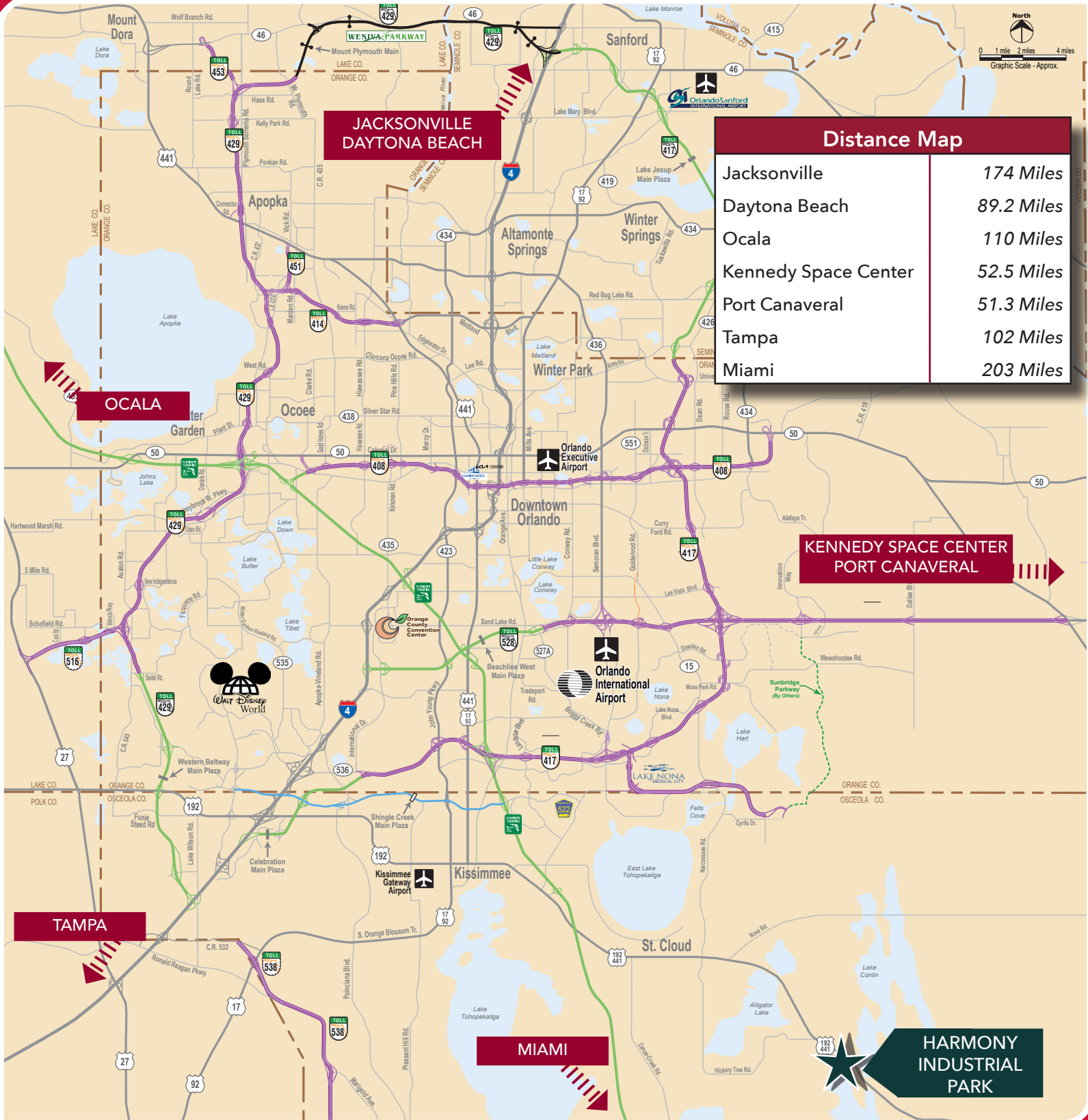
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Distance Map	
Jacksonville	174 Miles
Daytona Beach	89.2 Miles
Ocala	110 Miles
Kennedy Space Center	52.5 Miles
Port Canaveral	51.3 Miles
Tampa	102 Miles
Miami	203 Miles

TAMPA

MIAMI

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LOCATION FEATURES

- Class A warehouse/flex center, 16 buildings totaling 237,500 SF on 20.40 Acres
- Building sizes available from 15,000 to 30,000 SF
- PD zoning allows for a wide variety of permitted uses, offering additional flexibility for both users and investors seeking to capitalize on the area's continued growth.

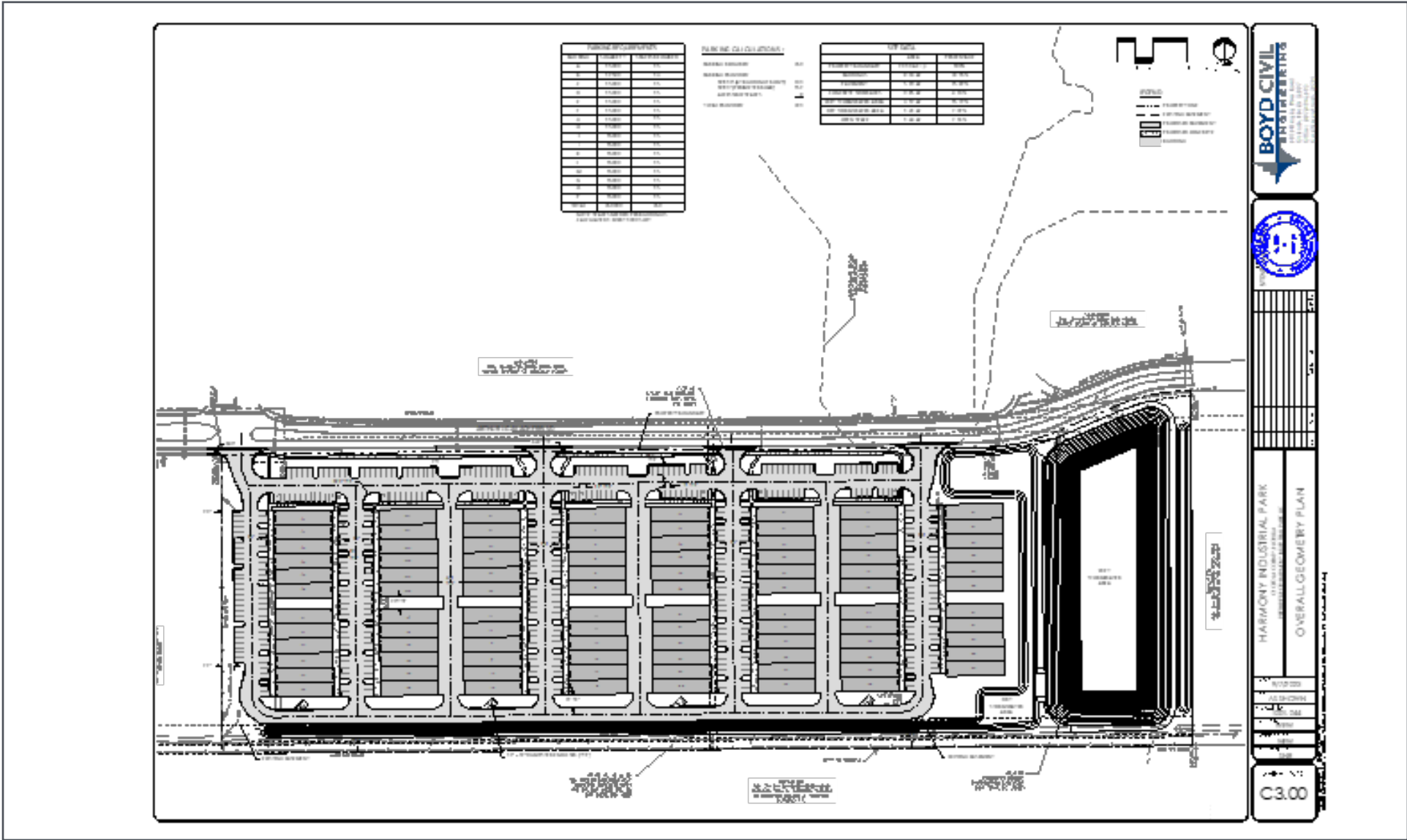
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