



±20,000 - 52,000 SF
Available For Build-to-Suit
Class-A Industrial Space



OLD NASA BLVD

MELBOURNE, FLORIDA

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LIGHTLE BECKNER ROBISON

• INCORPORATED •

COMMERCIAL REAL ESTATE SERVICES

70 W HIBISCUS BLVD MELBOURNE, FL | PHONE: 321-722-0707 | WWW.TEAMLBR.COM

INFORMATION CONTAINED HEREIN BELIEVED ACCURATE HOWEVER NOT WARRANTED

Old NASA Blvd Melbourne, Florida

New Industrial Development

BUILDING SPECIFICATIONS

Size 20,000 – 52,500 SF

Acreage 3.42

Construction Type Tilt Wall

Power 3 Phase 480V / 1,000a

Zoning Light Industrial

Lease Type NNN

Clear Height 30'

Project is conceptual & subject to change per tenants requirements. All specs can be tailored to fit your needs

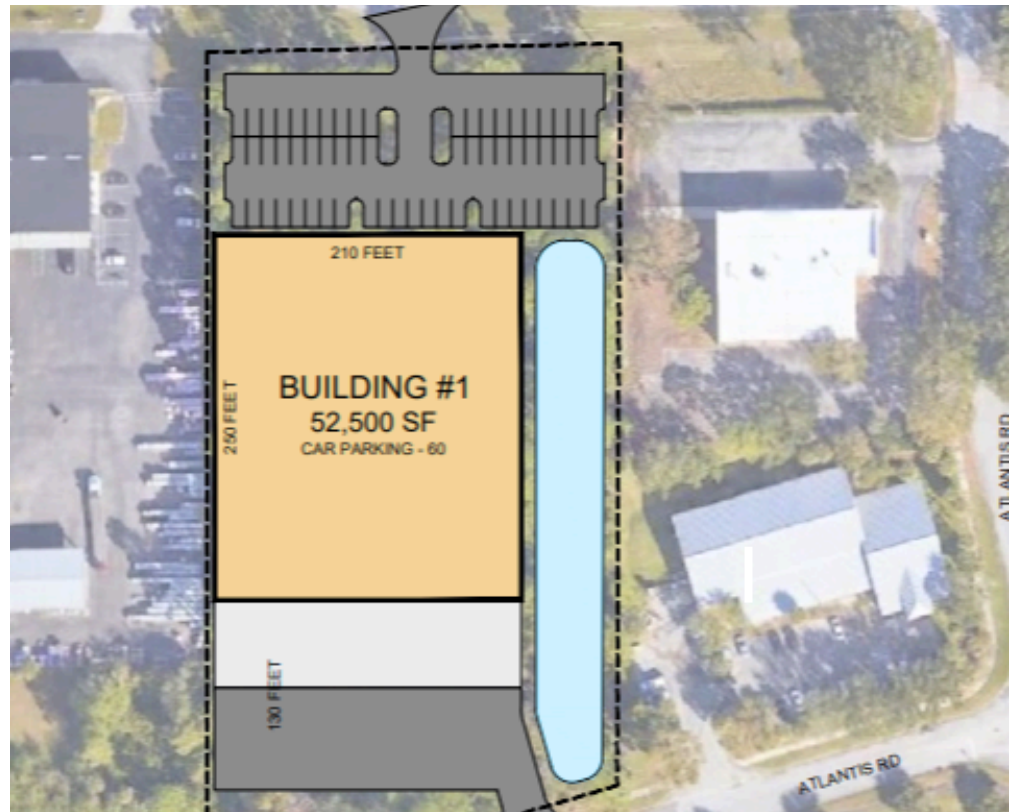
PROJECT OVERVIEW

The industrial team at Lightle Beckner Robison, Inc. is pleased to present this new build-to-suit opportunity adjacent to the Melbourne Airport with direct frontage on NASA Blvd with corporate neighbors including SRS Distribution, Northrop Grumman, L3Harris, and more situated just minutes from Interstate 95.

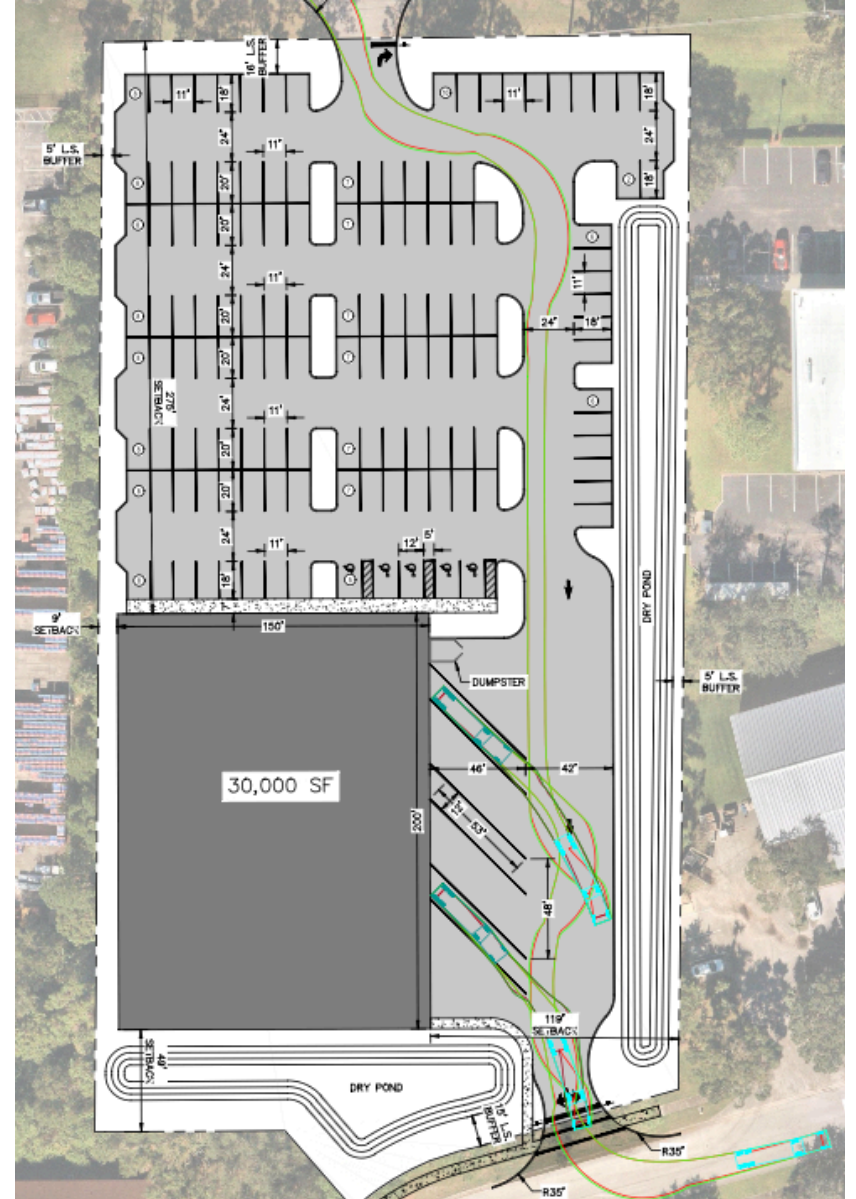
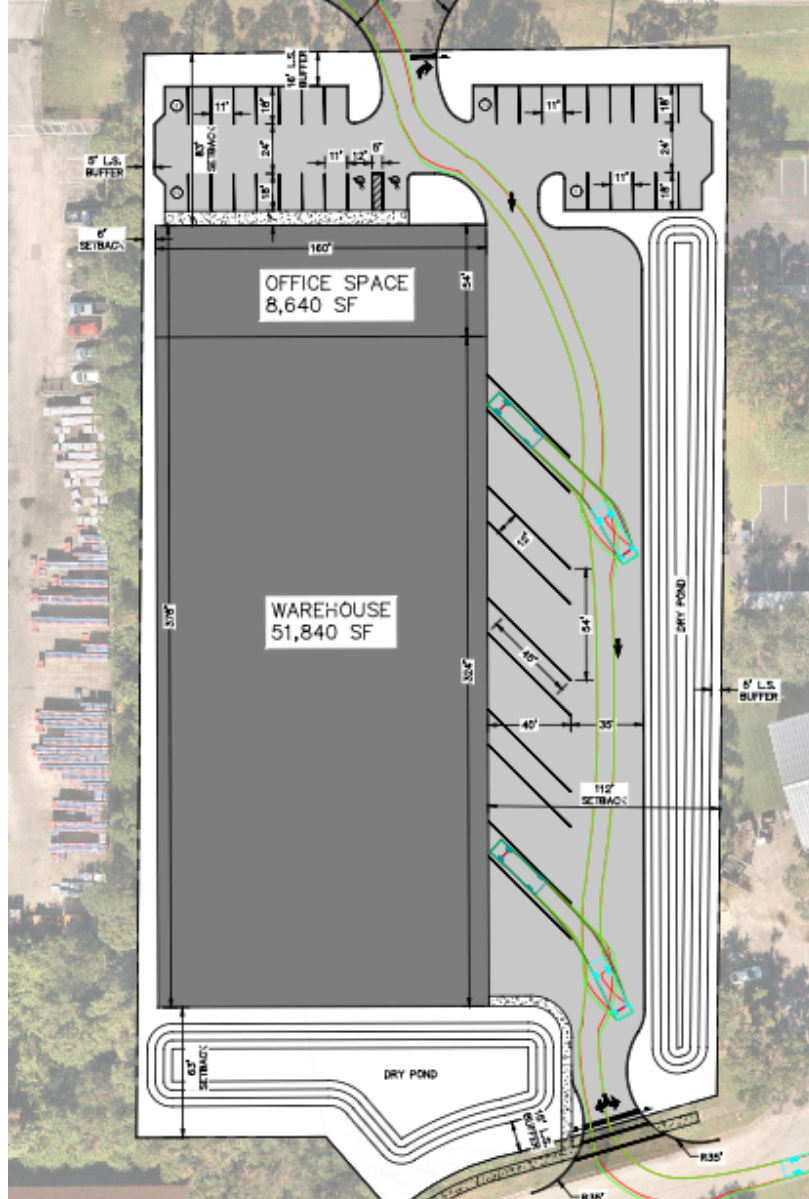
This 3.42 acre site can accommodate up to 52,500 square feet of industrial manufacturing, logistics, or storage space. Flexible site plan options allow for the project to be fully tailored to fit your business needs.

Contact our team to learn more about this opportunity!

SITE OVERVIEW



ALTERNATE SITE PLANS



LOCATION OVERVIEW



www.TEAMLBR.com | Old NASA Blvd Melbourne, FL | BTS FOR LEASE

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