

INDUSTRIAL FOR SALE OR LEASE
10,000 SF WITH IOS AVAILABLE
5565 KORBIN AVENUE
ROCKLEDGE, FL 32955

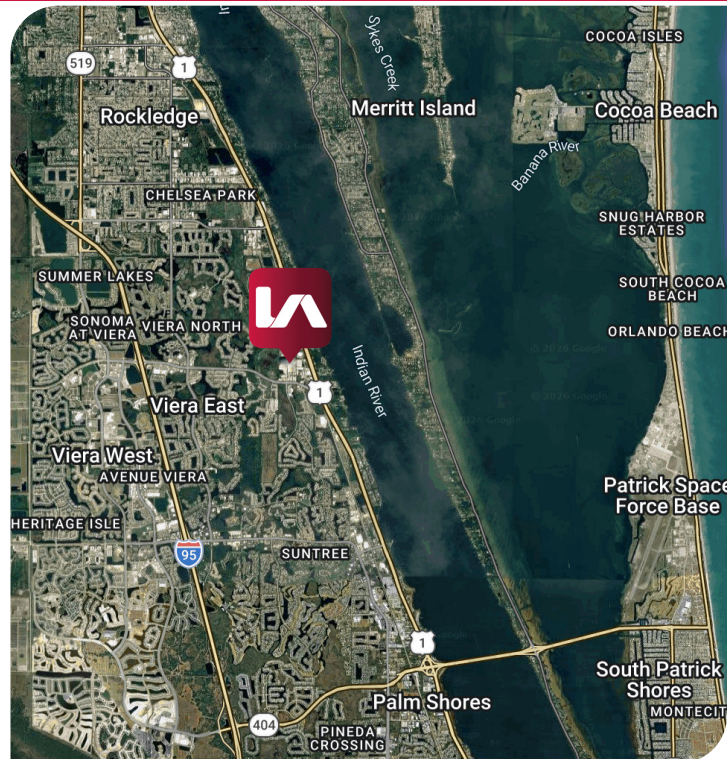


SHORT TERM LEASES AVAILABLE

PROPERTY HIGHLIGHTS

- Available: 2.87 Acres
- Warehouse: 10,000 SF
- Improvements:
 - Fully fenced and secure
 - Stabilized with crushed rock
 - Utilities: Water & Power
- Ideal Use: Equipment rental, truck and fleet maintenance, heavy equipment, construction materials, etc.
- Zoning: IU (Light Industrial)
- Location: The property is situated just off Viera Blvd less than 1 mile from I-95, and US HWY-1

CALL BROKER FOR RATE INFORMATION



Leasing Contacts:

Charles W. Duvall
Senior Associate
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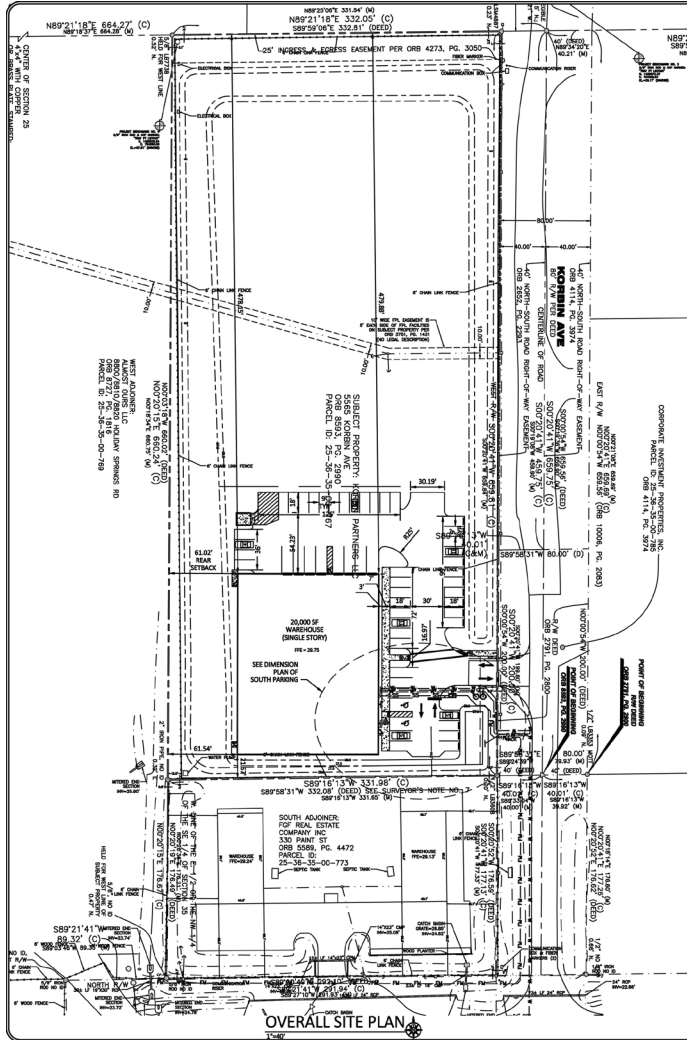
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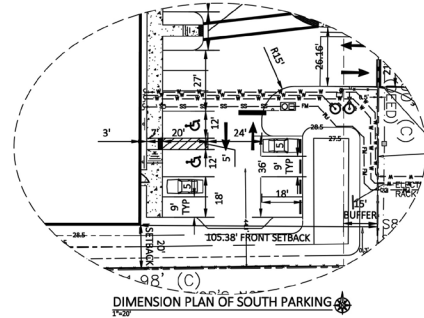


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SITE NOTES:

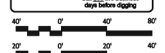
1. PROVIDE PAINTED WHITE 34" STOP BAR AND WHITE DIRECTIONAL ARROWS PER FOOT INDEX NO. 711-001.
2. PROVIDE 4" WIDE WHITE PAINTED STRIPE ON SITE PER FOOT INDEX NO. 711-001.
3. PROVIDE HANDICAP PARKING SPACE AND STRIPING PER FOOT INDEX NO. 711-001. SEE TYPICAL DETAILS.
4. PROVIDE STOP SIGN PER MUTCD R3-1 AND FOOT INDEX NO. 711-001. SEE TYPICAL DETAILS.
5. PROVIDE CONCRETE SIDEWALK. SEE TYPICAL DETAILS.
6. PROVIDE CONCRETE 6' LONG AND 4' WIDE HANDICAP ACCESSIBLE RAMP PER FOOT AND FLORIDA BUILDING CODE REQUIREMENTS. SEE TYPICAL DETAILS.
7. PROVIDE BASED CONCRETE SIDEWALK. SEE TYPICAL DETAILS.
8. PROVIDE ASPHALTIC PAVEMENT. SEE TYPICAL DETAILS.
9. PROVIDE PARKING WHEEL STOPS. SEE TYPICAL DETAILS.



ADDED FFE, DIMENSION S, SETBACKS AND BUFFER



KNOW WHAT'S
BELOW ALWAYS
CALL 811 BEFORE
YOU DIG
It's the 811 that's the key.
Call 811 has been
days before digging



DATE	2-5-26
TOWNSHIP	25
RANGE	35
SECTION	35
SCALE	PER PLAN
DRAWING NO.	C-4B
PROJECT	25-102
DRAWN BY	TLW

5665 KORBIN
ROCKLEDGE, FLORIDA
SITE AND DIMENSION PLAN

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