



FOR SALE

140 Maritime Drive, Sanford, FL 32771



PROPERTY HIGHLIGHTS:

- +/- 33,193 SF Office/Warehouse Facility
- +/- 1.9 Acre Site
- +/- 4,214 SF Office Space
- Multiple grade level overhead doors (12' x 14')
- Two dock high loading positions (truck well)
- RI-1 Zoning (Restricted Industrial - City of Sanford)
- Current Use is Light Manufacturing/Distribution
- 16' - 24' Ceiling Height
- 3-phase power, Heavy electrical service
- Warehouse is fully air-conditioned
- City water/sewer, sprinkler system

LOCATION DETAILS:

- Located within business-friendly City of Sanford
- Well-maintained commerce park setting
- +/- 5 minute drive to I-4 and 417 (Greenway)
- Convenient to Sanford-Orlando Intl. Airport
- +/- 25 miles to downtown Orlando

SALE PRICE: \$2,940,000

LOCATION MAP:



For more information contact:

Allison Reynolds
407.353.6194

email: selectcreservices@gmail.com

SELECT COMMERCIAL
REAL ESTATE SERVICES

1540 International Parkway, Suite 2000 • Lake Mary, FL 32746



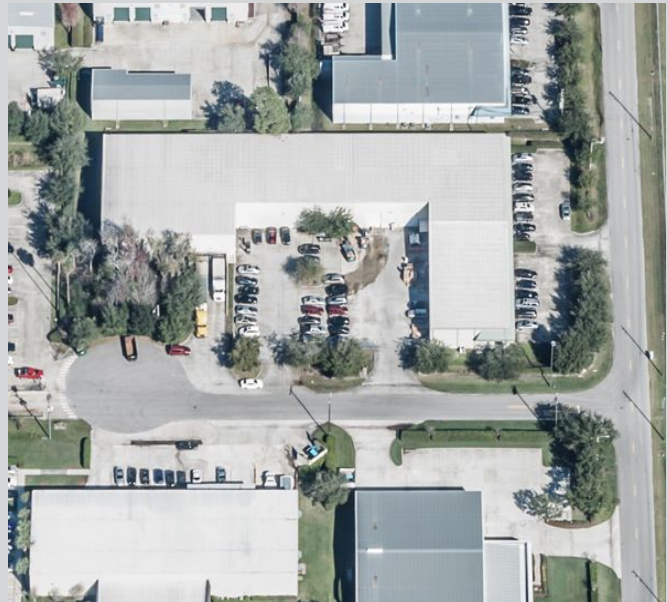
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ADDITIONAL PHOTOS



Aerial View looking West



Aerial View looking North



Dock High Loading Area



Fenced Parking + Storage Area

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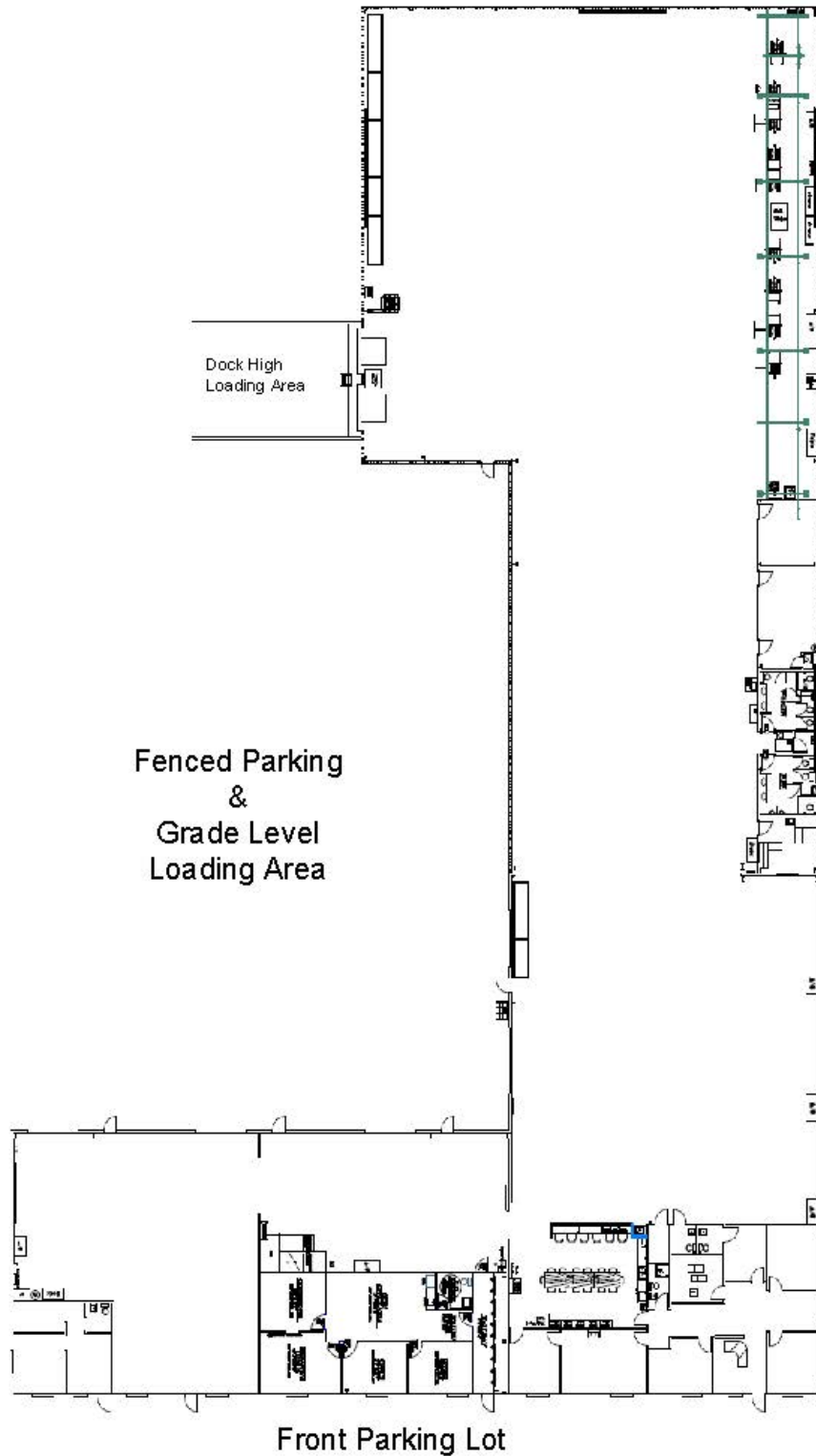
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