

FOR SALE OR LEASE

Tampa, Florida 33619

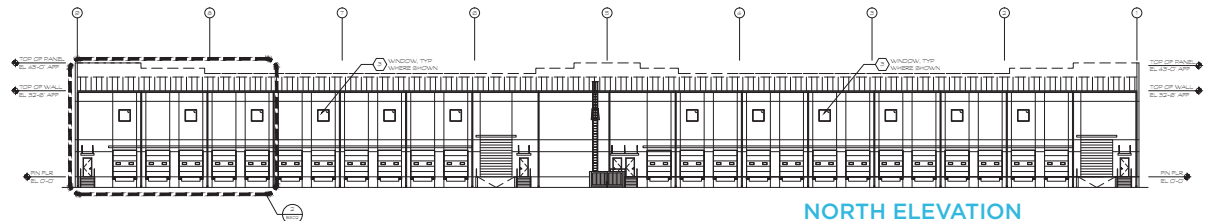
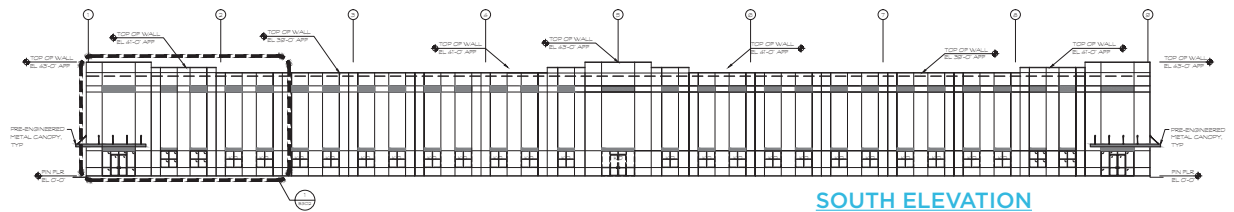
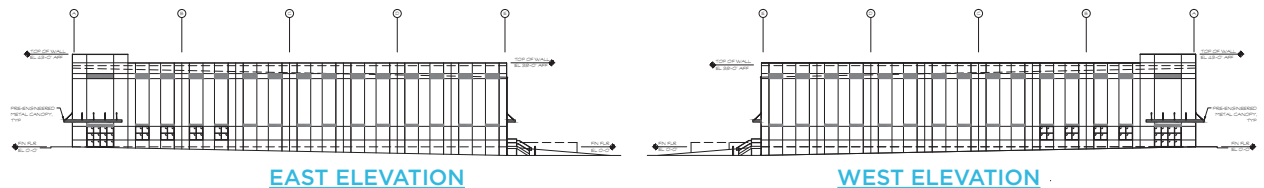
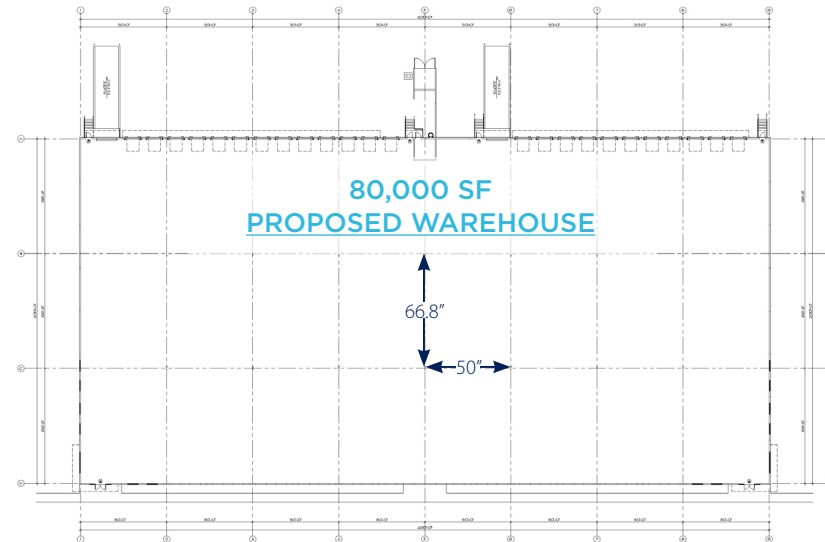
1211 OLD HOPEWELL ROAD



PROPERTY OVERVIEW

UNDER CONSTRUCTION

- 80,000 SF
- 32' clear height
- Tilt-wall construction
- Dock high loading
- Three phase 1,200 Amps, 277/480 Volt
- Zoned (M) Manufacturing
- Q1 2024 Completion



SITE PLAN

PROPOSED
80,000 SF
WAREHOUSE

Truck Court

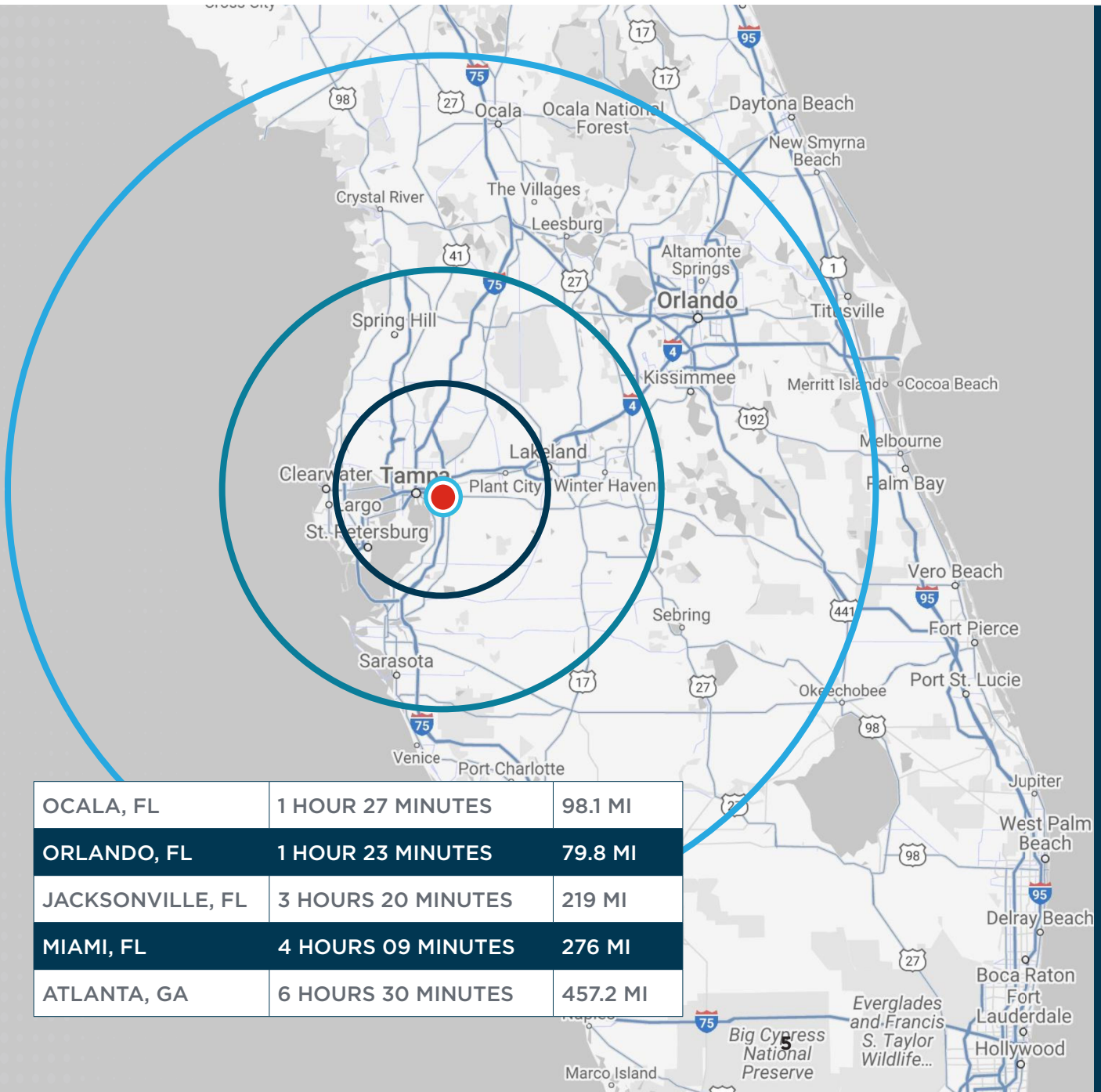
FUTURE
BUILDING

NUS Hwy 301

Old Hopewell Rd



LOCATION HIGHLIGHTS



OCALA, FL	1 HOUR 27 MINUTES	98.1 MI
ORLANDO, FL	1 HOUR 23 MINUTES	79.8 MI
JACKSONVILLE, FL	3 HOURS 20 MINUTES	219 MI
MIAMI, FL	4 HOURS 09 MINUTES	276 MI
ATLANTA, GA	6 HOURS 30 MINUTES	457.2 MI

POPULATION

25 MILES - 2,346,008

50 MILES - 4,430,657

100 MILES - 8,854,805

5 MILE INFORMATION



106,655

Employees



\$52,475

Median Income



8,622

Businesses



Trey Carswell, SIOR
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