



PARK 27 BUILDING 3

240 Deen Still Road, Davenport, FL 33897

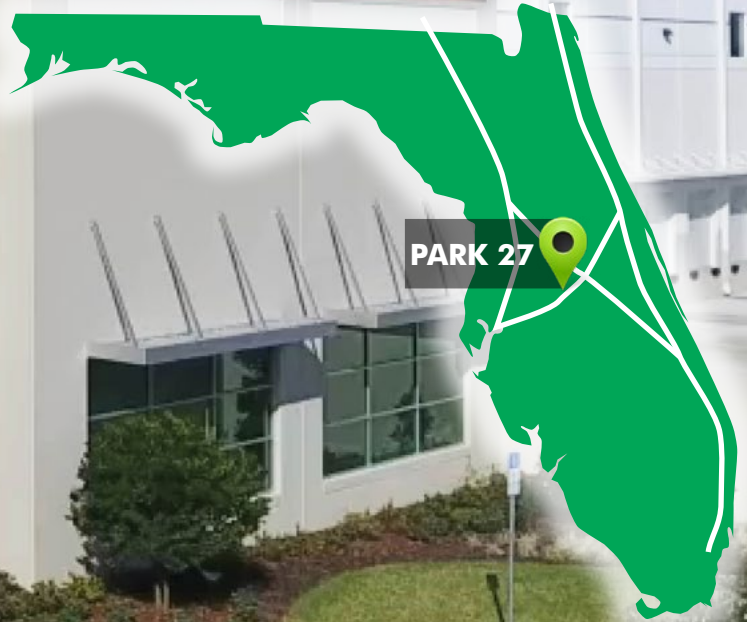
Total Acreage	20.62
Square Feet	414,032
Building Type	Cross Dock
Building Dimensions	380' deep x 1037' long
Clear Height	36' to bottom of structure
Truck Court	130' & 170' deep (varies)
Car Parking Spaces	128 car spaces
Concrete Slab-on-Grade	6" thick, 4,000 psi concrete reinforced
Exterior Truck Court	6" thick, 4,000 psi concrete reinforced
Column Spacing	Interior bay: 52' x 43' x 8"; Dock bays: 52' x 60'
Structural Steel	Gray tube steel columns, white roof deck and gray joists/girders
Roofing	Mechanically attached 60 mil. Reinforced TPO single-ply membrane with polyiso insulation
Dock Canopy	47" canopy at dock doors
Dock Doors	(118) 9' x 10' manual overhead doors Four (4) 12' x 14' drive-in doors (motorized)
Dock Equipment	(118) dock bumpers One Hundred Forty Four (118) "Z" guards (48" high – pairs)
Paint	Exterior textured paint with accent
Fire Protection	ESFR
HVAC	Roof mounted summer exhaust fans
Electric Service	2600 Amp Service
Electric Lighting	Code Minimum
Site Lighting	Fluorescent building and pole site lighting
Asking Rate	\$5.25 - \$5.50
CAM	\$1.30

PARK 27

AVAILABLE FOR LEASE
LAST REMAINING SPACE!
66,361 ± SF TOTAL | 715 SF OFFICE

LOCATION HIGHLIGHTS

- Heart of Florida's I-4 Corridor, between Orlando and Tampa
- Strategic Central Florida location for Regional and Statewide Distribution
- One (1) mile north of the I-4 & Highway-27
- Accessible market of:
 - 8.9 million people within 100 miles
 - 17.8 million people within 200 miles
- Access via non-congested non-toll highways



David Murphy, SIOR, MAI, CCIM
Executive Vice President
407 404 5020
david.murphy@cbre.com



Monica Perez Wonus, CCIM
First Vice President
407 404 5042
monica.wonus@cbre.com



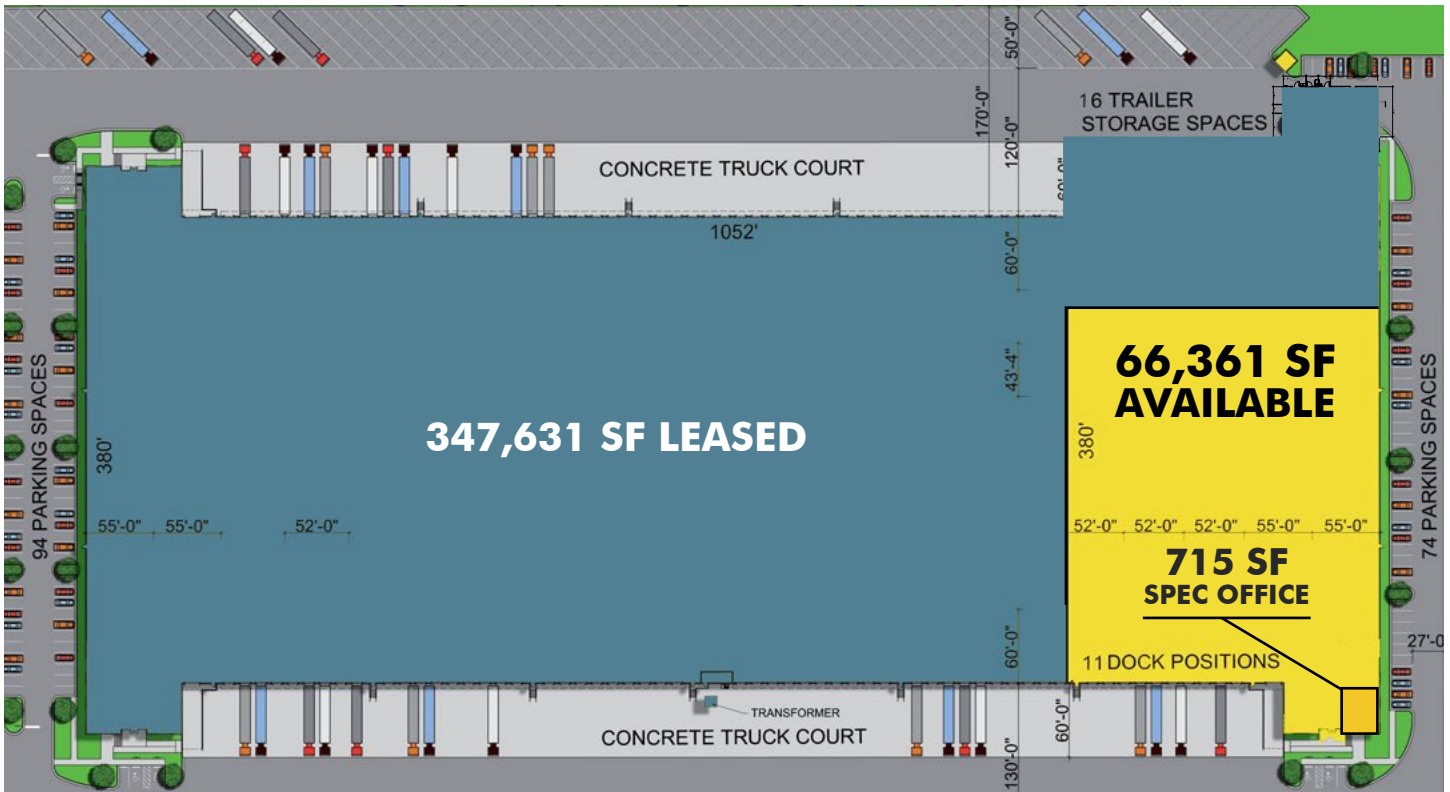
Cameron Thomas
Associate
407 404 5078
cameron.thomas@cbre.com





AVAILABLE FOR LEASE
LAST REMAINING SPACE!
66,361 ± SF TOTAL | 715 SF OFFICE

240 DEEN STILL ROAD, DAVENPORT, FL 33897



BUILDING III

- Class "A" High-Bay Facility
- 66,361 ± SF Available
- 715 SF Spec Office
- Concrete Tilt-Up Construction
- Typical 52' x 43'4" Column Spacing
- 52' x 60' Staging Bays
- 130' and 170' Truck Courts
- 60' Concrete Truck Aprons
- 44 Vehicle Parking Spaces
- 36' Minimum Clear Ceiling Height
- 7" Concrete Slab (4,000 PSI)
- 11 Dock High Loading Doors (9' x 10')
- 1 Drive-In Ramp Doors (12' x 14')
- ESRF Fire Sprinkler System



David Murphy, SIOR, MAI, CCIM
Executive Vice President
407 404 5020
david.murphy@cbre.com



Monica Perez Wonus, CCIM
First Vice President
407 404 5042
monica.wonus@cbre.com



Cameron Thomas
Associate
407 404 5078
cameron.thomas@cbre.com