

**45150 Highway 27 North  
Davenport, Florida 33897**

**BUCKNER  
COMMERCIAL PROPERTIES**

## AVAILABLE FOR SUBLEASE



### Features

- Available Square Footage: **Up To - 92,000 Sq. Ft.**
- Building Square Footage: 448,500 Sq. Ft.
- Space Dimensions: Approximately 460' x 200'
- Subdividable: Two (2) Individual Units @ 46,000 Sq. Ft.
- Construction: Concrete Tilt Wall
- Year Built: 2001
- Ceiling Height: 36' clear
- Column Spacing:
  - 50' x 55' (Inner Bays)
  - 50' x 65' (Staging Bays)
- Overhead Doors:
  - Nine (9) Dock High
  - One (1) Recessed Drive-In Dock
  - Two (2) Drive-In Ramp
- Warehouse Lighting: Metal Halide & T5 Fluorescent
- Fire Sprinkler System: ESFR
- Concrete Slab: 6" Reinforced
- Roof: Standing Seam Metal
- Utilities:
  - Power - Progress Energy
  - Water & Sewer - Polk County
- Truck Court:
  - 135' & 170' With Trailer Parking
  - 60' Concrete Apron



**Contact: David A. Buckner, SIOR**

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### **Location**

- Location Provides Immediate Access to I-4 Via Hwy 27 – Less than one (1) mile
- 28 Miles East to Orlando
- 55 Miles West to Tampa
- Centrally Located for State Wide Distribution
- Accessible Market of 8.5 Million People within 100 mile-radius

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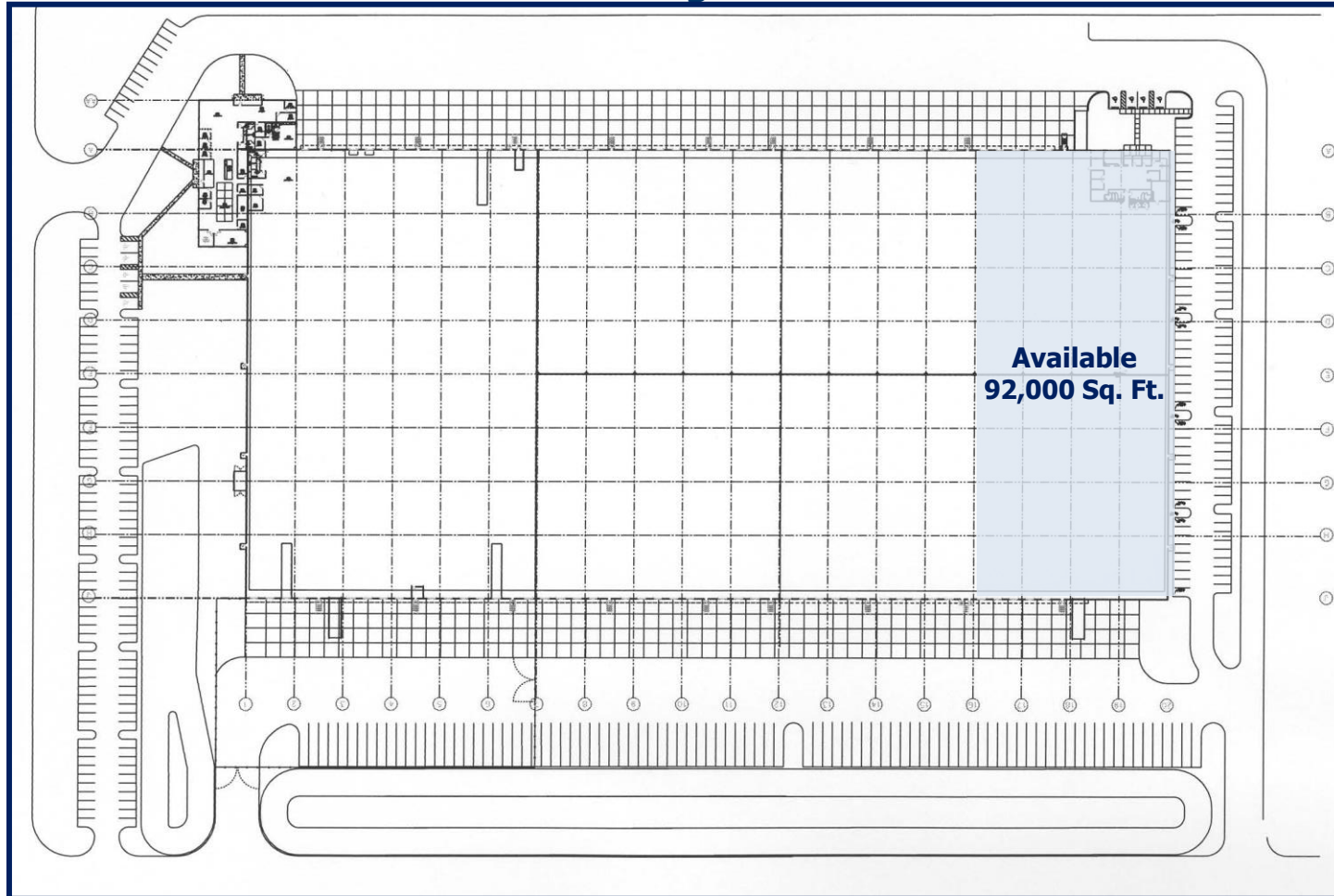
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## Building Plan



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