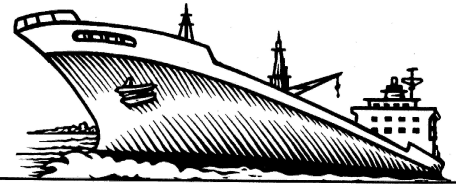


PORT MANATEE Commerce Center



2300 SOUTH DOCK ST. • PALMETTO, FLORIDA 34221 • TELEPHONE (941) 729-1010 • FAX: (941) 729-1314

**** 89,345 SF FOR LEASE****



89,345 SF – Industrial Warehouse

Building F – 2330 South Dock St.

Located outside the security gates of Port Manatee

30 minutes from Port of Tampa

Foreign Trade Zone #169

Convenient to Manatee, Sarasota, Hillsborough and Pinellas counties

Three miles / non-stop access to I-75 + I-275

Two - 26' wide bi-fold aircraft doors

Two - 20' wide bi-fold aircraft doors

Six 12' x 14' roll-up doors with grade level loading

Ten doors with dock level loading

30' eave height (25' to 30' clear height)

8" Concrete Slab (4,000 PSI with #4 Rebar)

Clear span (no poles) for unobstructed interior mobility

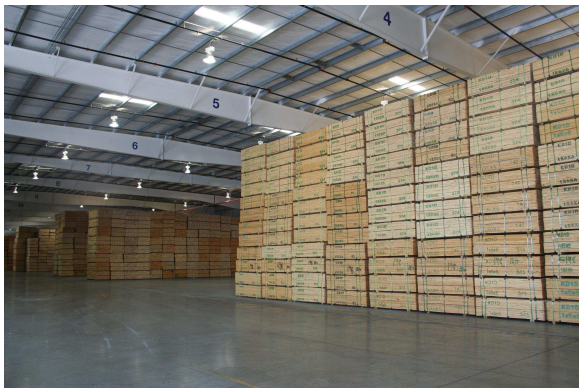
100A Electric (480/277V) Upgradeable to 1,200A

130 mph rated building

Skylights

Sprinklered

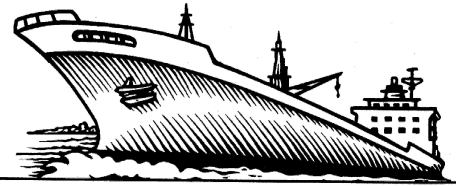
Rail served by CSX Transportation



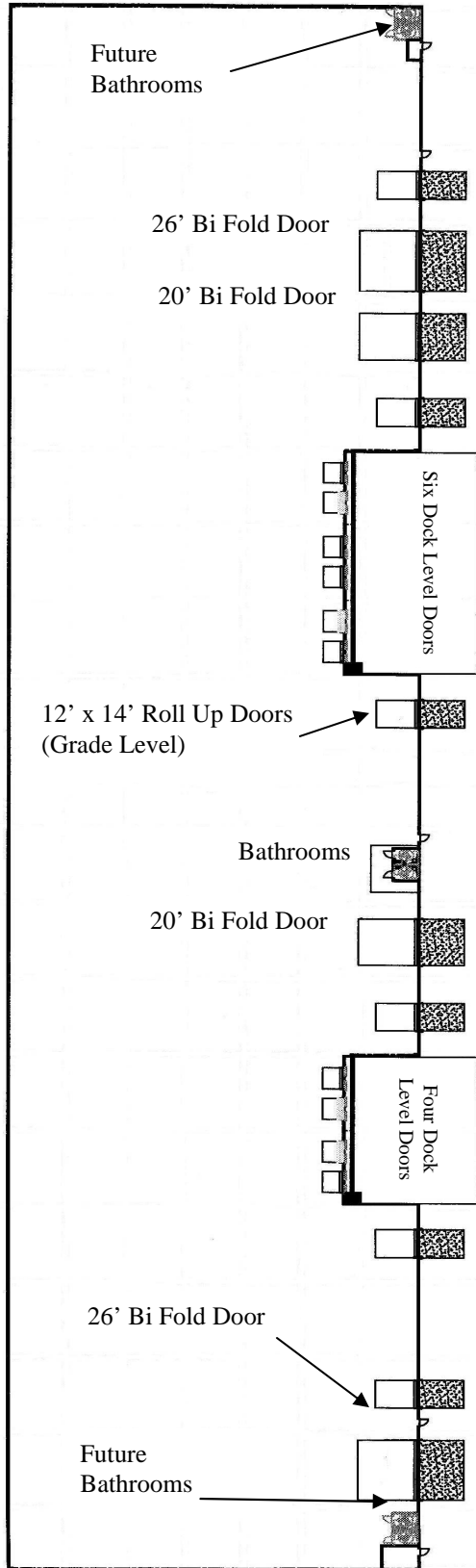
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Aerial View



Location Map

Contact Kevin Button
941-729-1010

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