

FOR LEASE
30,000 – 70,000 SF Warehouse
Poinciana Industrial Park



5000 MERCANTILE LANE, KISSIMMEE, FL 34758



Lease Rate: \$3.50 SF NNN / Operating Expenses: \$1.05 SF Estimated for 70,000 SF

Property Details:

- Total Building Size: 164,000 SF
- Available SF: 30,000-70,000 SF
- Year Built: 2004, Tilt Wall Construction
- 24' Clear Height
- ESFR Sprinklered
- Power: 277/480v 3 Phase, 750 amp
- 50'x50' Column Spacing, 200' deep
- 105' Truck Court, 50' Concrete Truck Apron
- (19) 9' x 10' dock high doors
- Office: Built-to Suit

Driving Directions:

From Downtown Orlando...

- Take I-4 W 25 miles to Exit 58;
- Take CR 532 E 4.5 miles to 17-92;
- Take 17-92 E 3.5 mi. to Poinciana Blvd.;
- Take Poinciana Blvd. S 0.8 miles to Mercantile Lane.

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