



3025 Whitten Rd

3025 Whitten Rd, Lakeland, FL 33811

NAIUlysses Realty



Phillip Mays
NAI Ulysses Realty
625 Commerce Dr, Lakeland, FL 33813
pmays@naiulyssesrealty.com
(863) 647-0862

3025 Whitten Rd

SALE PRICE: Upon Request

This unique hybrid warehouse can accommodate dry goods, produce, dairy or even frozen storage products. It is of tilt wall construction with an interior height of 22' and has paved parking for 42 vehicles. The 6 door, dock high loading area opens on to a refrigerated loading dock. The interior is separated into 7,300 s.f. of cold storage space, 8,350 s.f. of unconditioned warehouse and 4,350 s.f. of offices.

Located just off of County Line Rd. in western Polk County, it is approximately 2.5 miles to I-4 and that trip can be accessed with only two turns from this site.

This property is also for lease. **LEASE RATE: \$6.50/SF NNN (\$2.10/ SF)**, plus applicable sales tax.

For more information visit:

<https://www.loopnet.com/Listing/3025-Whitten-Rd-Lakeland-FL/16122648/>



Price:	Upon Request
Property Type:	Industrial
Property Sub-type:	Food Processing
Building Class:	B
Sale Type:	Owner User
Lot Size:	1.88 AC
Rentable Building Area:	24,106 SF
Rentable Building Area:	22,500 SF
No. Stories:	1
Year Built:	2000
Tenancy:	Single
Parking Ratio:	1.66/1,000 SF
Clear Ceiling Height:	22 FT
No. Dock-High Doors/Loading:	4
No. Drive In / Grade-Level Doors:	6





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SALE PRICE: UNDISCLOSED - Contact Agent for Information. This unique hybrid warehouse can accommodate dry goods, produce, dairy or even frozen storage products. It is of tilt wall construction with an interior height of 22' and has paved parking for 42 vehicles. The 6 door, dock high loading area opens on to a refrigerated loading dock. The interior is separated into 7,300 SF of cold storage space, 8,350 SF of unconditioned warehouse, 2,500 SF loading dock, and 4,350 SF of offices. Located just off of County Line Rd. in western Polk County, it is approximately 2.5 miles to I-4 and that trip can be accessed with only two turns from this site. This property is also for lease. LEASE RATE: \$6.50/ SF NNN (\$2.10/ SF), plus applicable sales tax.

Property Photos



Other



3025 WHITTEN WHSE DOCK

Property Photos



Building Photo



Building Photo

Property Photos



3025 WHITTEN SE ELEV



3025 WHITTEN NE ELEV

Property Photos



3025 WHITTEN PARKG



3025 WHITTEN PARKG 2