



Bishop Beale Duncan  
COMMERCIAL REAL ESTATE

3521 All American Boulevard  
Orlando, Florida 32810

**IND. WITH OFFICE & SHOWROOM**

**READY-  
TO-OCCUPY**

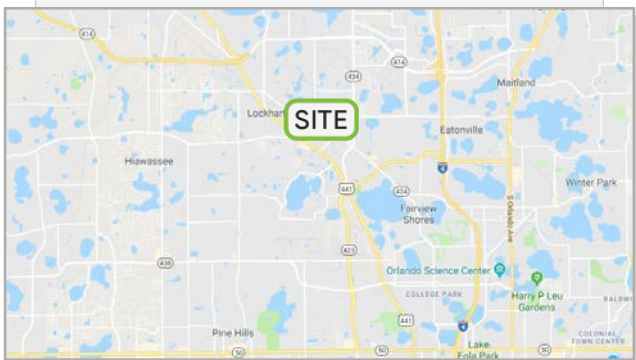


## For Lease

- + Lease Rate: \$8.00 / SF MG
- + Available SF: 7,500-22,072 SF
- + Land Size: 2.09 Acres

## Highlights

- This industrial building offers warehouse space with a showroom and office area
- Suitable for all types of manufactures and has been recently renovated, making this a highly-desirable move-in ready location
- Located between US Highway 441 and Edgewater Drive, it provides easy access to all areas of Central Florida
- Building and monument signage
- Dock high and grade level loading
- 16' clear height



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**BISHOP BEALE DUNCAN**

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# Aerial & Site Layout



## AVAILABILITY

- Building 1: 22,072 SF
- 20,000 SF Warehouse Space
- 2,072 SF Showroom / Office Space
- 5 Dock High & 1 Grade Level Loading
- Large Showroom

