

# FOR LEASE AIRPORT 295 LOGISTICS PARK

12435 LEM TURNER ROAD | JACKSONVILLE, FL 32218



## UP TO 500,000 SF AVAILABLE FOR LEASE NEW STATE-OF-THE-ART INDUSTRIAL PARK

- Three new warehouses
- Premier location in North Florida
- Immediate highway access with close proximity to Jacksonville International Airport and JAXPORT
- Seasoned Developer/Owner with proven national track record of industrial development
- Various space sizes available
- Single/Multi-Tenant building configurations available
- Multiple points of ingress and egress
- Visible from I-295
- ± 55 million consumers within an 8 hour drive time

LAND SIZE

**±42 Acres**

DELIVERY DATE

**Q3 2024**



On-site Trailer Parking



Class A Built-to-Suit office



32-FT Clear Height (Bldg 100 & 200)



Secure with the ability to privatize truck courts



36- FT Clear Height (Building 300)



Rear Load configurations



441 Auto Parking Spaces

### Contact Info

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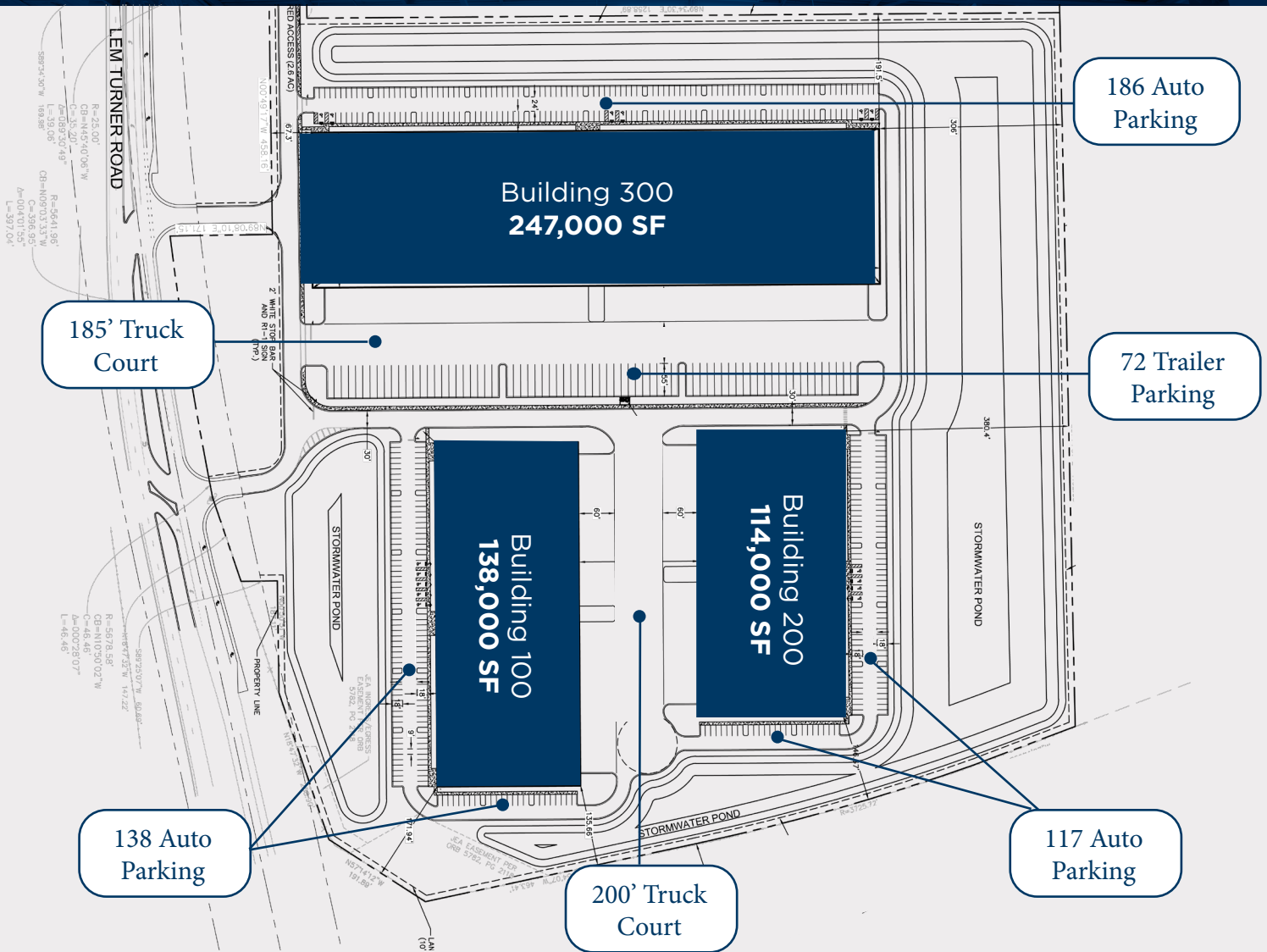
LEASED BY:



DEVELOPED BY:



# AIRPORT 295 LOGISTICS PARK SITE PLAN



## BUILDING FEATURES

### BUILDING 100

- 138,000 SF
- 240' Building depth
- 32' Clear height
- 30 Dock / 2 Drive-in
- 138 Parking spaces
- 200' Truck court (shared)

### BUILDING 200

- 114,000 SF
- 240' Building depth
- 32' Clear height
- 22 Dock / 2 Drive-in
- 117 Parking spaces
- 200' Truck court (shared)

### BUILDING 300

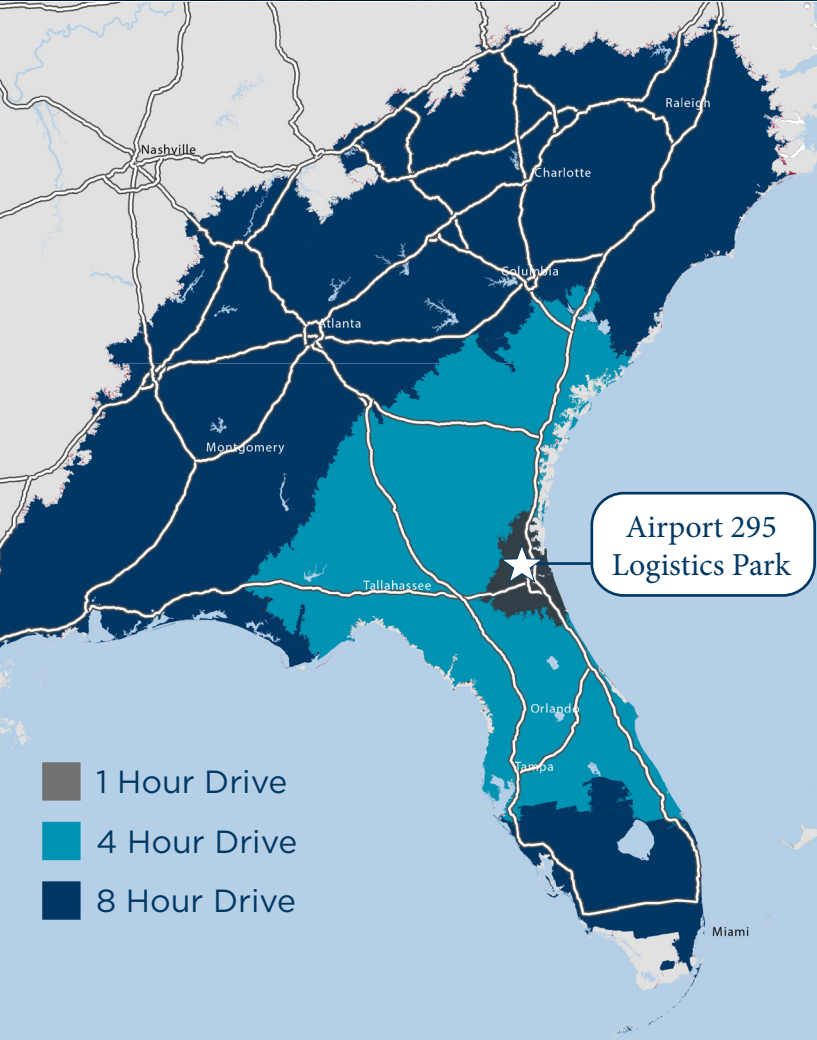
- 247,000 SF
- 260' Building depth
- 36' Clear height
- 56 Dock / 2 Drive-in
- 186 Auto / 72 Trailer Parking
- 185' Truck Court

12435 LEM TURNER ROAD AND  
WEST I-295 BELTWAY

LEASED BY: CUSHMAN & WAKEFIELD

DEVELOPED BY: SEEFRIED

# AIRPORT 295 LOGISTICS PARK LOCATION MAP



To I-295 <0.2 miles

To I-95 3.6 miles

To I-10 11 Miles

To Airport 5 miles

To JAXPORT Tallyrand 14.6 miles

To JAXPORT Blount Island 12 miles

To Orlando 156 miles

To Savannah 133 Miles

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