

FOR SALE

±12,100 SF FREE STANDING WAREHOUSE ON 1.63 ACRES

210 WOODLAND ESTATES AVE, RUSKIN, FL 33570



ALEC SEOW, Associate

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RE

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LOBER
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PROPERTY OVERVIEW



±12,100 SF
BUILDING SIZE



±1.63 AC
LOT SIZE



PROPERTY DETAILS

LOCATION

ADDRESS	210 Woodland Estates Ave, Ruskin, Florida 33570 • Google Maps Link Here
SUBMARKET / COUNTY	Ruskin / Hillsborough

BUILDING

BUILDING SIZE	12,100 SF • 4,560 SF Office • 7,540 SF Warehouse
YEAR BUILT	1984
LOADING	• One (1) Front Facing Front Facing Drive In Door (12'H x 10'W) • One (1) Front Facing Dock High Door (12'H x 10'W)
CLEAR HEIGHT	20 Ft
POWER	3-Phase (Heavy Power)

SITE

LOT SIZE	1.63 Acres
FEATURES	• 18 Parking Spaces • Fully Insulated & Climate-Controlled Warehouse • Reinforced Concrete Slab • Potential for Outdoor Storage
ACCESS	Two (2) Points of Ingress / Egress

ZONING & USE

ZONING	M - Manufacturing
PERMITTED USES	Manufacturing, Processing or Assembling Uses, Intensive Commercial Uses and Other Light Industrial Uses. Outdoor Storage Permitted. - See Additional Uses Here .

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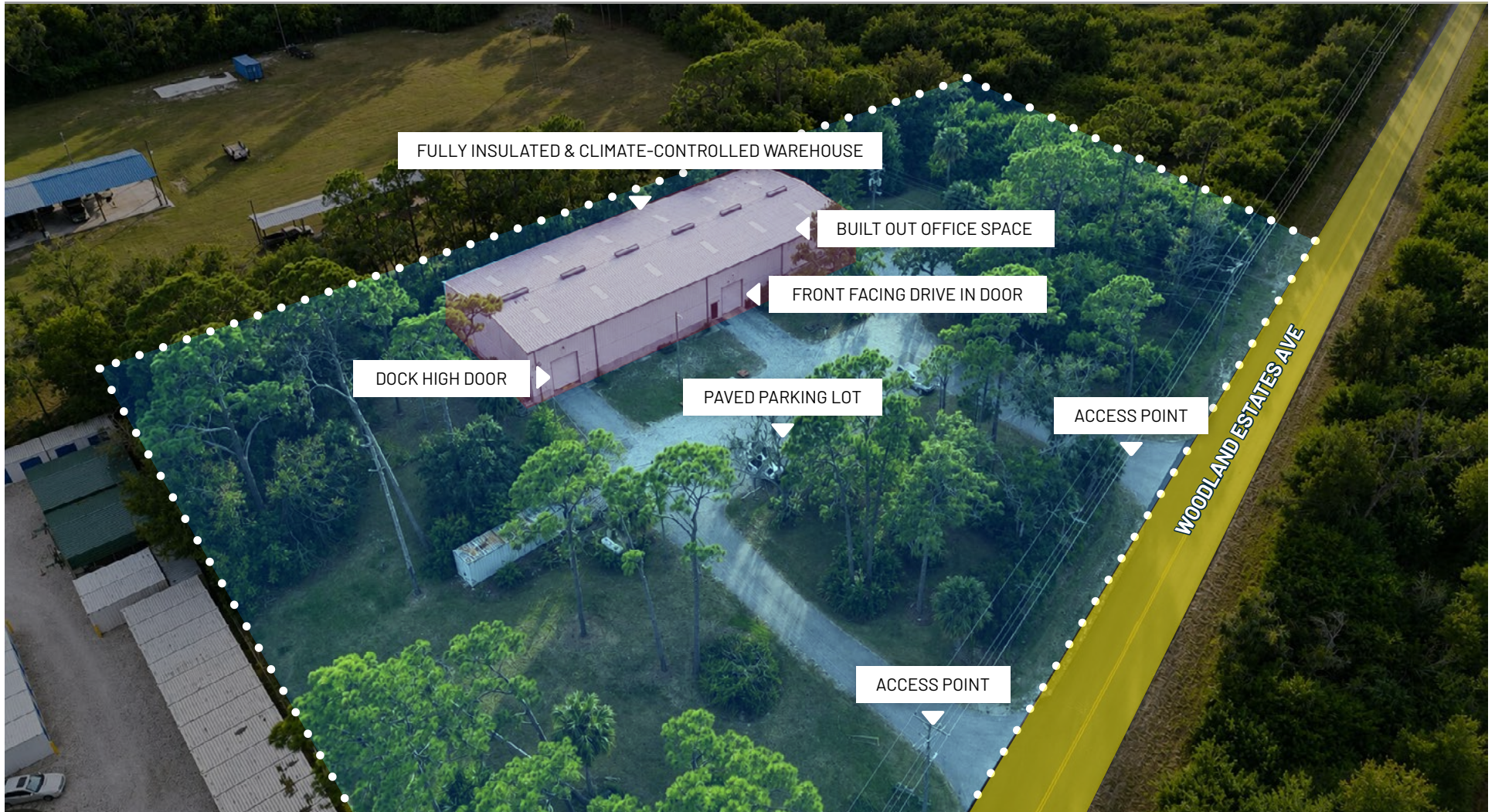
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PROPERTY FEATURES



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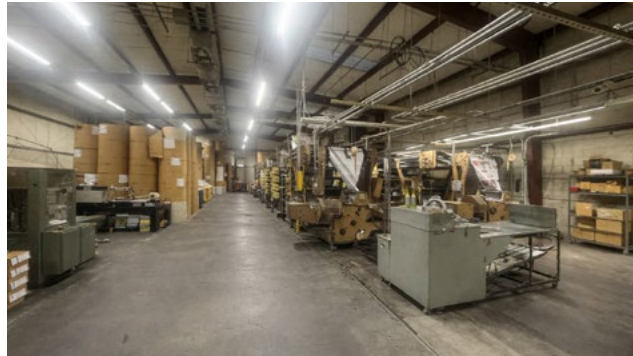
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PROPERTY PHOTOS



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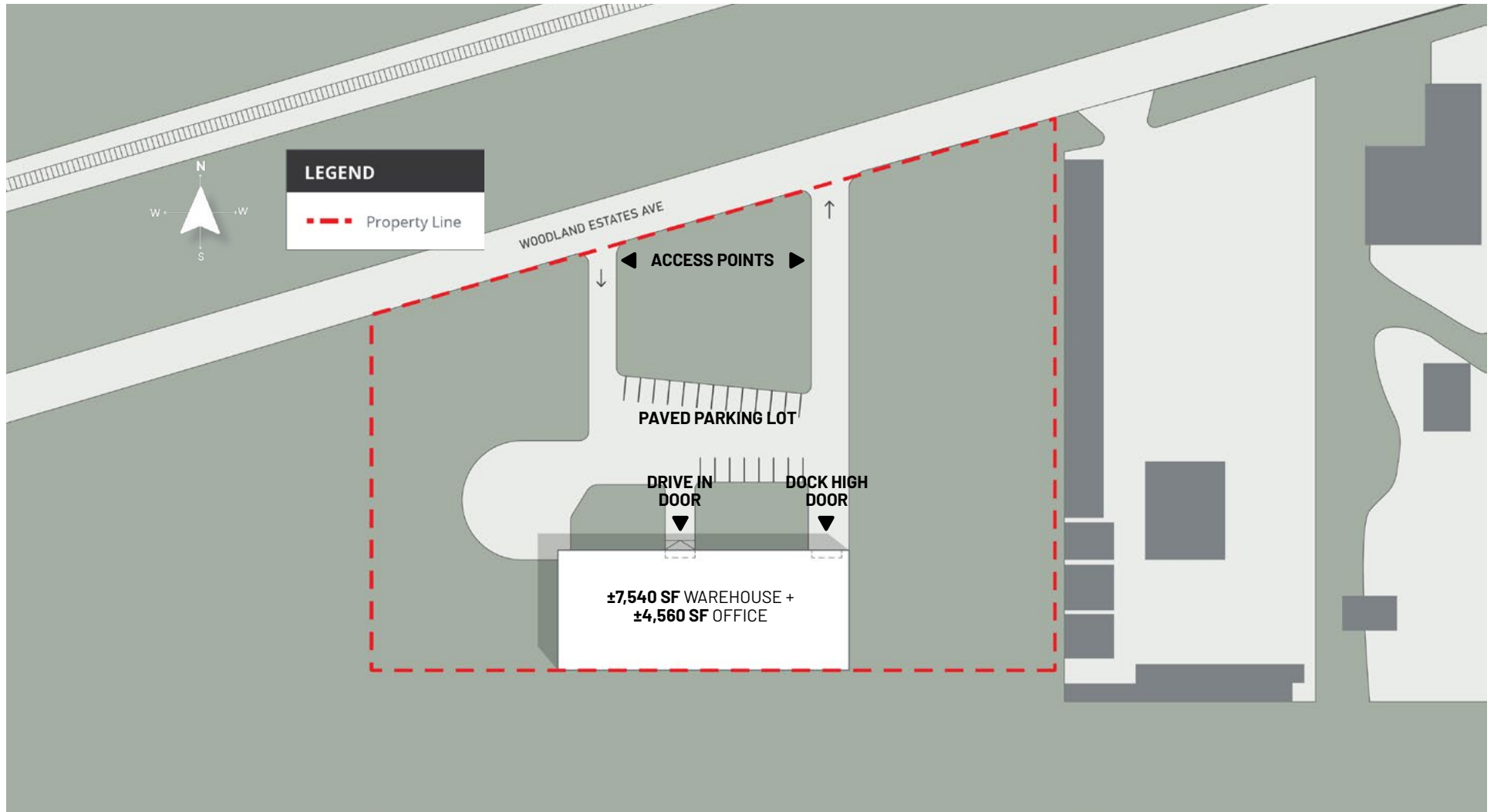
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SITE PLAN



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NEIGHBORING TENANTS



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LOCATION MAP



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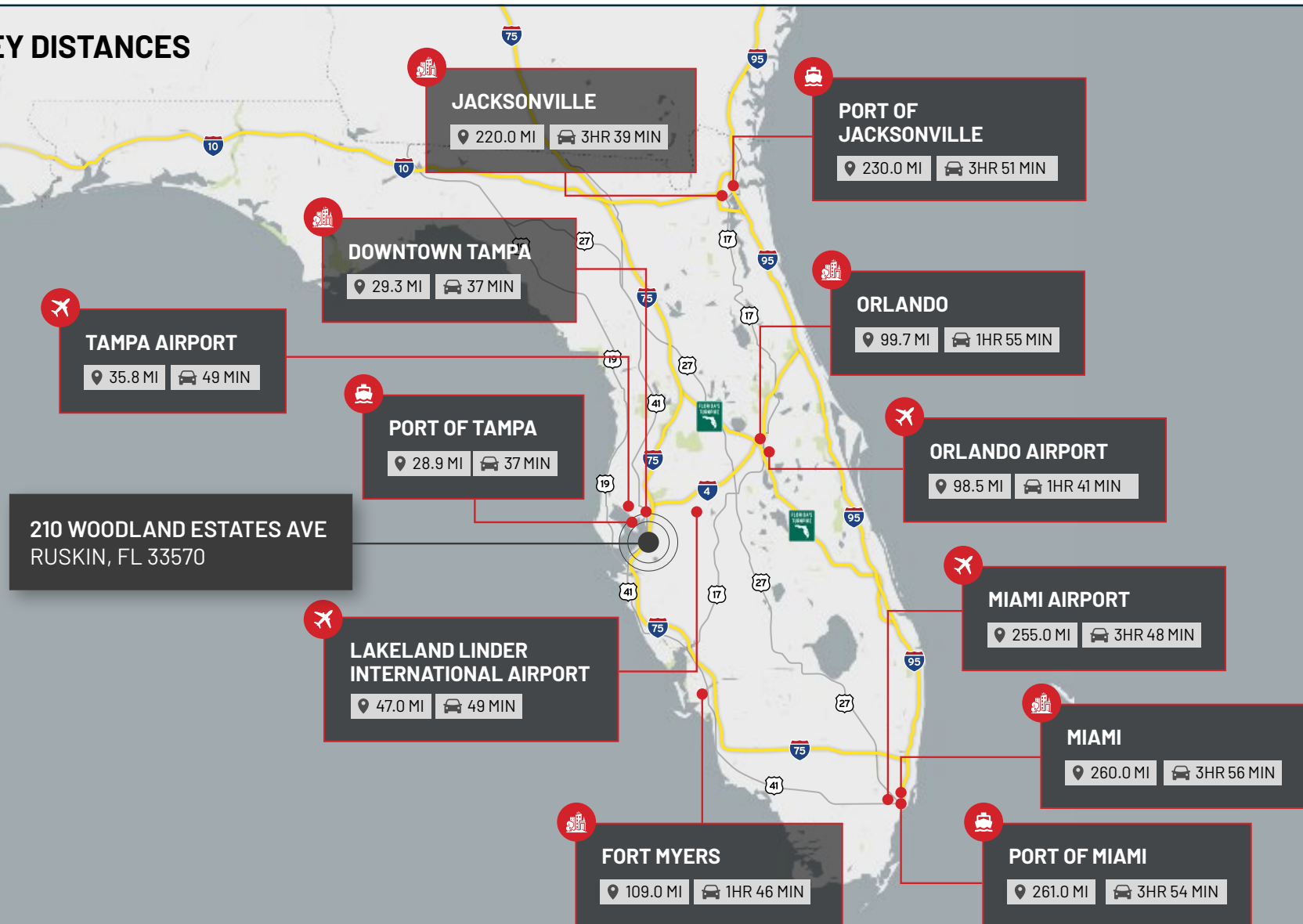
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KEY DISTANCES



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