

FOR LEASE

±728,188 SF

COCOA'S PREMIER INDUSTRIAL PARK



SPACE COAST BUSINESS PARK

DELIVERING Q1 2028

GRISSOM PKWY & AL KLEINFELDT WAY COCOA, FLORIDA

PROJECT OVERVIEW

BUILDING #1 | 150,048 SF

- Divisible To: 25,000 SF
- Dimensions: 218' x 690'
- Power: 3 Phase / 480V
- Clear Height: 32'
- Dock Doors: 40 (9' x 10')
- Ramp Doors: 2 (12' x 14')
- Truck Court: 180'
- Auto Parking: 148 spaces

BUILDING #2 | 197,160 SF

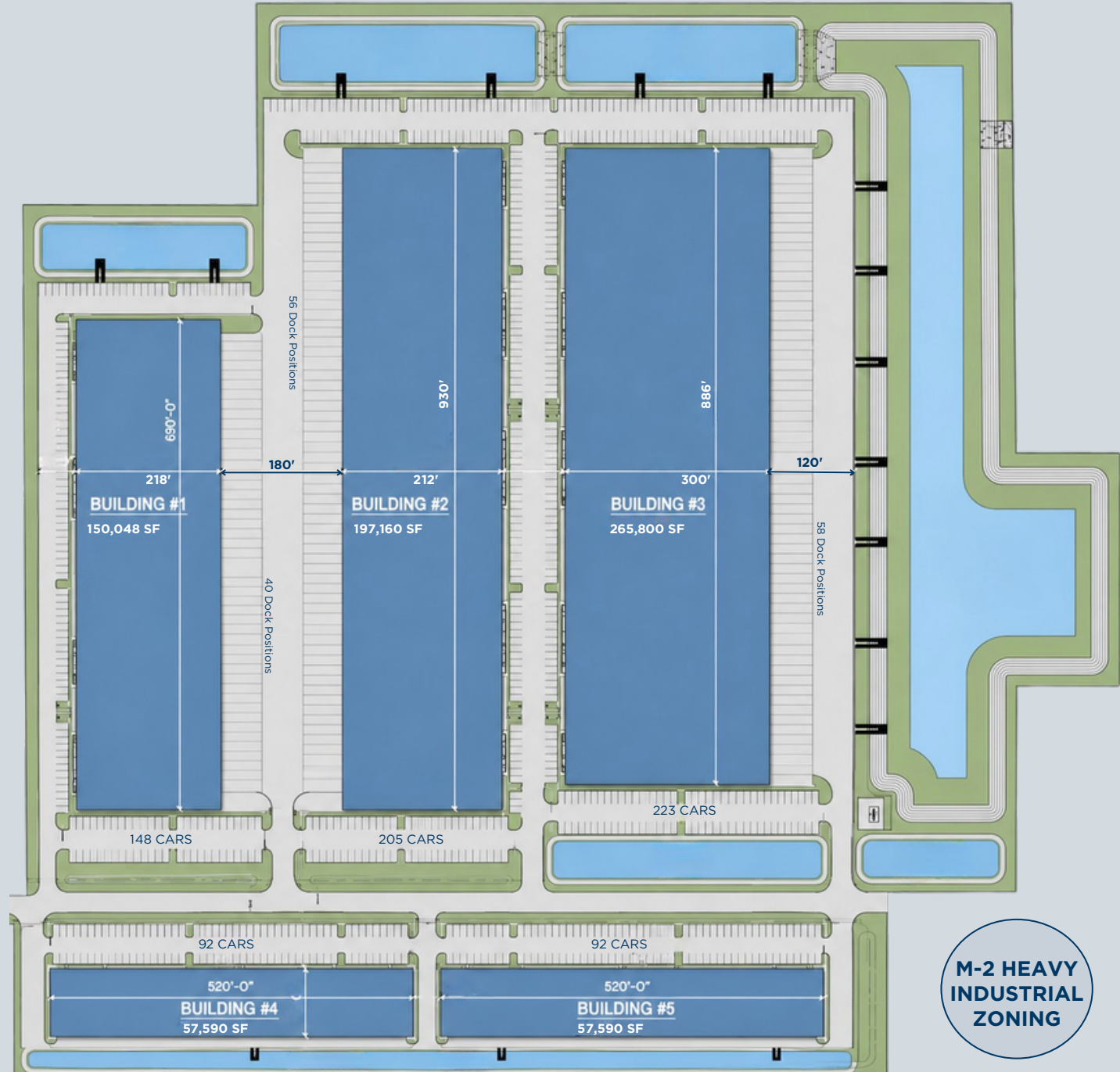
- Divisible To: 45,000 SF
- Dimensions: 212' x 930'
- Power: 3 Phase / 480V
- Clear Height: 32'
- Dock Doors: 56 (9' x 10')
- Ramp Doors: 2 (12' x 14')
- Truck Court: 180'
- Auto Parking: 205 spaces

BUILDING #3 | 265,800 SF

- Divisible To: 75,000 SF
- Dimensions: 272' x 886'
- Power: 3 Phase / 480V
- Clear Height: 32'
- Dock Doors: 58 (9' x 10')
- Ramp Doors: 2 (12' x 14')
- Truck Court: 120'
- Auto Parking: 223 spaces

BUILDING #4 & 5 | 57,590 SF

- Divisible To: 10,000 SF
- Dimensions: 110' x 520'
- Power: 3 Phase / 480V
- Clear Height: 32'
- Grade Level Doors: 20 (12' x 14') ea.
- Truck Court: 45'
- Auto Parking: 92 spaces ea.



LOCATION OVERVIEW



SPACE



AIR



RAIL



LAND



SEA

Located north of State Road 528 off Grissom Parkway just minutes from three Interstate 95 interchanges, **SPACE COAST BUSINESS PARK** offers a great option for businesses seeking a central Brevard location with close proximity to Kennedy Space Center, Port Canaveral, direct access north or south off I-95, and easy access west over to Orlando.



KEY TRAVEL DISTANCES

12 miles to Port Canaveral
20 miles to KSC Gate
38 miles to Orlando Airport
120 miles to Tampa
150 miles to Jacksonville
200 miles to Miami

SPACE COAST BUSINESS PARK



CONTACT US

Mike Moss, SIOR

Principal

321-543-2498

Mike@Teamlbr.com

Michael Moss II

Associate

321-266-1150

Mmoss@Teamlbr.com

Luke Brown

Associate

603-244-8052

Luke@Teamlbr.com



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