

# FOR LEASE

## VILLAGE OAKS INDUSTRIAL

*6243 N Davis Highway  
Pensacola, FL 32504*



***20,050 SF OF INDUSTRIAL AND FLEX SPACE***

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Cushman & Wakefield U.S., Inc.  
20 N Orange Ave., Suite 300  
Orlando, FL 32801  
+1 407 841 8000  
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## PROPERTY *Details*

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- **Space:** 20,050 SF FOR LEASE
- **Floors:** Single Level
- **Zoning:** HC/LI
- **Parking:** 16 Spaces
- **Doors:** 5 Dock High Doors
- **Traffic Count:** 37,000 AADT (N. Davis Hwy)

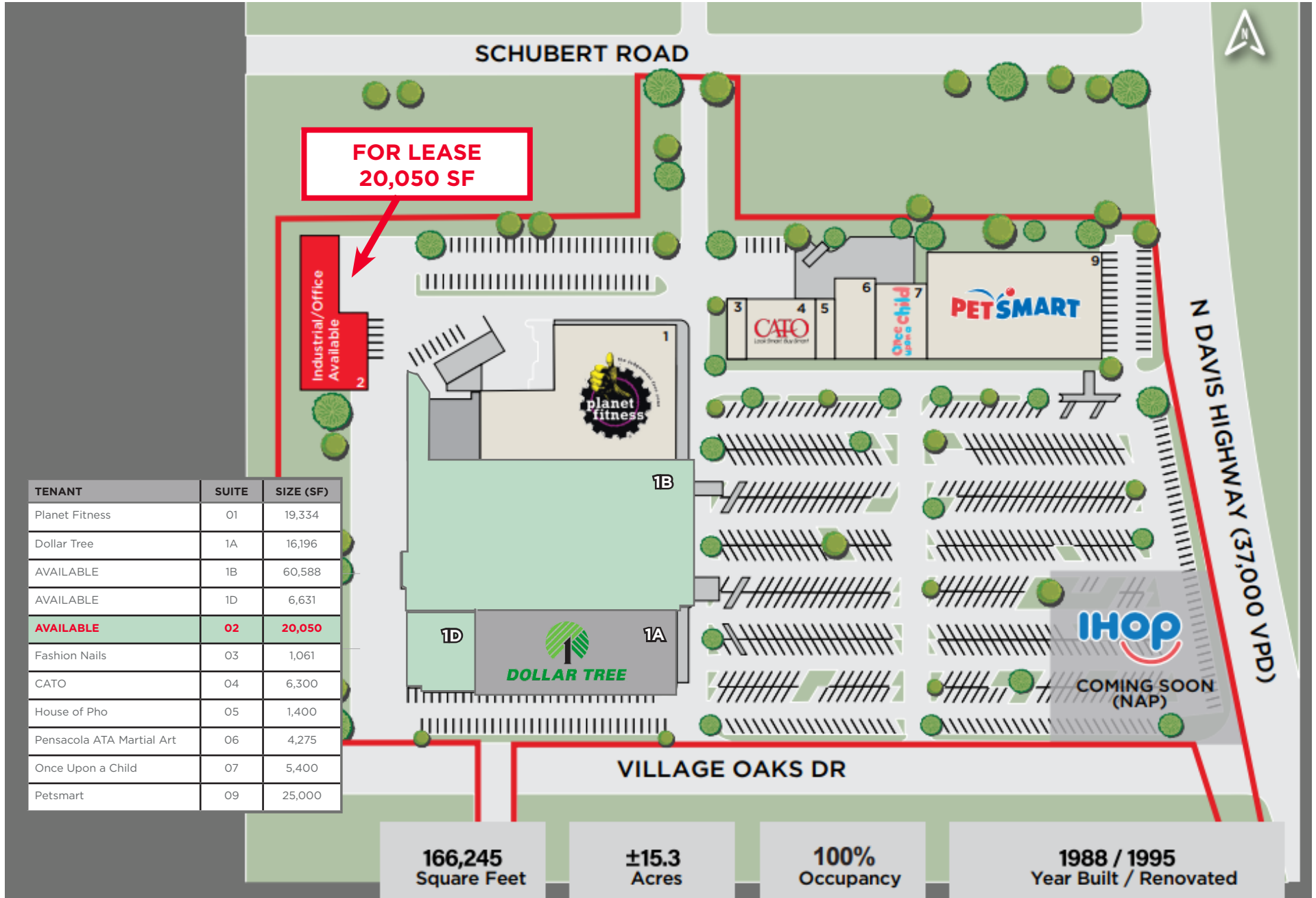
## PROPERTY *Highlights*

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- Freestanding industrial building located in prime location behind the Village Oaks Shopping Center.
- Available for Warehouse and Flex Space.
- The space includes an office area, breakroom and 2 large bathrooms.
- North Davis Highway is one the busiest thoroughfares in all of Pensacola.



Village Oaks Industrial  
**Site Plan**



TENANT	SUITE	SIZE (SF)
Planet Fitness	01	19,334
Dollar Tree	1A	16,196
AVAILABLE	1B	60,588
AVAILABLE	1D	6,631
<b>AVAILABLE</b>	<b>02</b>	<b>20,050</b>
Fashion Nails	03	1,061
CATO	04	6,300
House of Pho	05	1,400
Pensacola ATA Martial Art	06	4,275
Once Upon a Child	07	5,400
Petsmart	09	25,000

FOR MORE  
*Information:*

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