

BULLDOG OFFICE/ WAREHOUSE

363 & 355 Bulldog Road, Freeport, FL 32439

INDUSTRIAL PROPERTY FOR LEASE

EXECUTIVE SUMMARY

TAYLORALLEN
P R O P E R T I E S



OFFERING SUMMARY

Lease Rate:	\$14.00
Building Size:	8,000 SF
Available SF:	2,500 to 8000 SF
Lot Size:	
Number Of Units:	6
Year Built:	2020
Zoning:	Industrial

PROPERTY OVERVIEW

2500sf to 8,000sf of Office/ Warehouse space available in the Freeport Industrial Park with great access to the Beaches of South Walton as well as Interstate 10. Each unit has 270 sf (+/-) of Office/ Showroom, 12x14 overhead doors, 18ft eave heights and four parking spaces. We currently have three contiguous units available.

PROPERTY HIGHLIGHTS

- Parking Ratio- 1.9
- CAM \$2.25 per sf.
- Available Oct 2025

For More Information:

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ADDITIONAL PHOTOS

TAYLORALLEN
PROPERTIES



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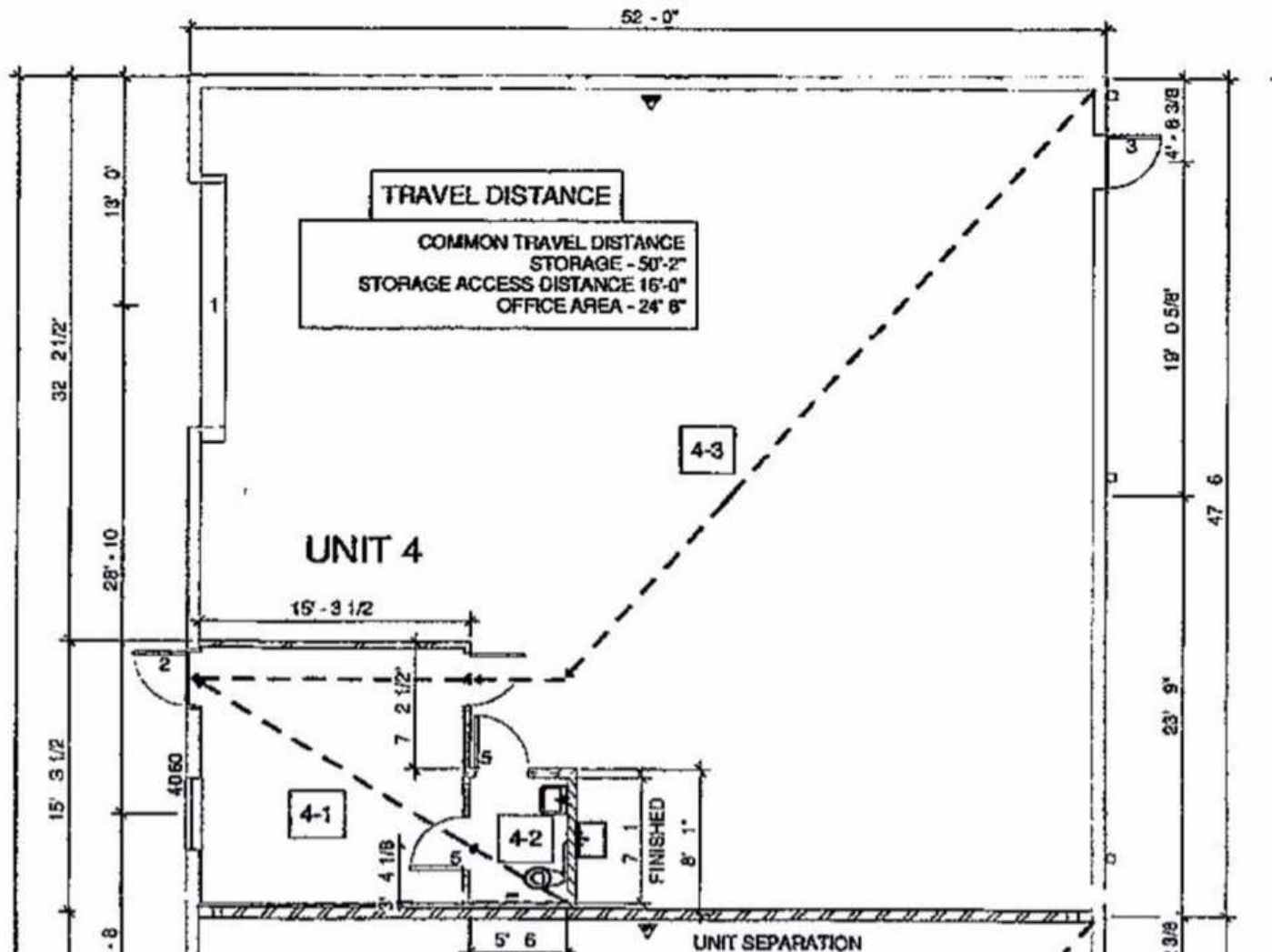
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FLOOR PLANS

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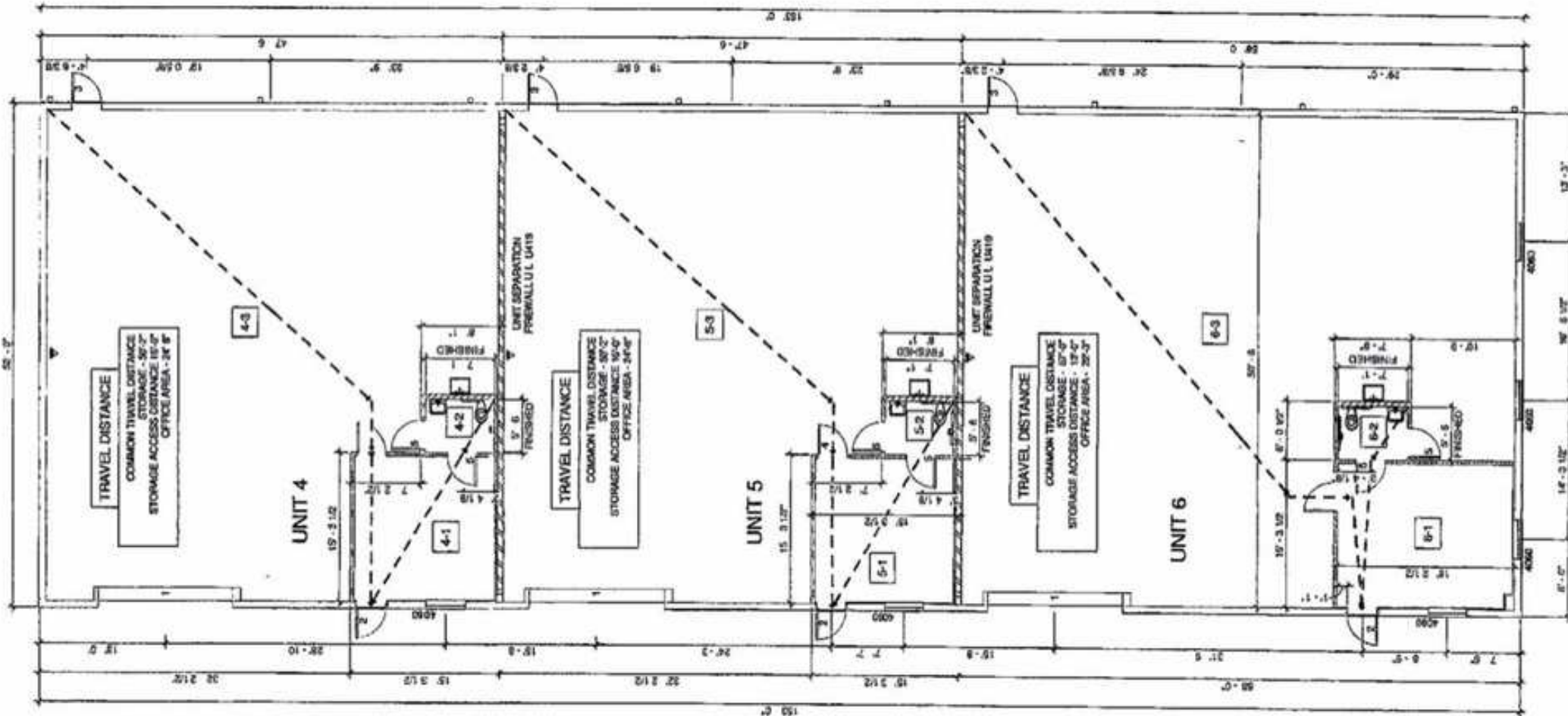
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CHAD KNAEPPEL, CCIM, SIOR

Executive Director



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PROFESSIONAL BACKGROUND

Chad Knaeppel is the Co-founder/Executive Director of Taylor Allen Properties and specializes in the sale of Commercial Investment Property and the Leasing of Office and Industrial space. Chad is one of only two Brokers in Northwest Florida to achieve both the CCIM and the SIOR designations from the Society of Industrial and Office Realtors. These designations are reserved for highly-qualified real estate practitioners with a strong transactional history. Chad has been a Licensed Realtor in the State of Florida since 2002 and has solely focused on commercial sales and leasing over the last ten years. In 2019, Chad was able to sell or lease over 300,000 square feet of improved commercial property to include negotiating a 25,000 square foot, Class A office lease with Turnberry Associates in Destin, Florida. He also secured the re-tenant and sale of a 61,000 square foot business park in Panama City Beach, Florida, and the re-development of 32,000 square foot heavy industrial site in Freeport, Florida. Mr. Knaeppel currently serves as a Board Member of Gulf Coast Commercial MLS (regional commercial MLS), Treasurer of the Airport Plaza Commercial Condominium and also volunteers his time professionally for Food for Thought Florida (501 c 3) advising on site selection, valuations, and negotiations for their current and past locations.

EDUCATION

Louisiana State University- School Of Architecture

MEMBERSHIPS & AFFILIATIONS

CCIM SIOR Commercial Realtor of the Year 2015 & 2017 Gulf Coast Commercial MLS- Board of Directors
Emerald Coast Association of Realtors- Board of Directors

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