



# For sale or lease

5115 Hartford Street | Tampa, FL 33619

Immediate occupancy  
70,856 SF across two buildings  
±1.0 AC of planned industrial outdoor storage  
Heavy power - 6,500 amps





# Building highlights

## Main Building

<b>Total SF</b>	66,056
<b>Office SF</b>	3,420
<b>Power</b>	Two 3-phase 480/277v services providing a combined capacity of 6,500 amps
<b>Clear height</b>	18' - 32'
<b>Cranes</b>	One 1-ton overhead crane w/ hoist One 3-ton overhead crane w/ hoist One 5-ton overhead crane w/ hoist
<b>Loading</b>	One (1) recessed truck well with dock-high loading Two (2) oversized (24' x 14') drive-in doors Two (2) dock-high doors
<b>Zoning</b>	Manufacturing
<b>Improvements</b>	Office and restroom refresh, LED lights, floor cleaning, pit filling (if desired), exterior paint refresh

## Small Building

<b>Total SF</b>	4,800
<b>Power</b>	200 amp single phase 120/240v
<b>Clear height</b>	16'
<b>Loading</b>	One (1) dock-high door One (1) ramped overhead door
<b>Lighting</b>	LED lights



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# Main building

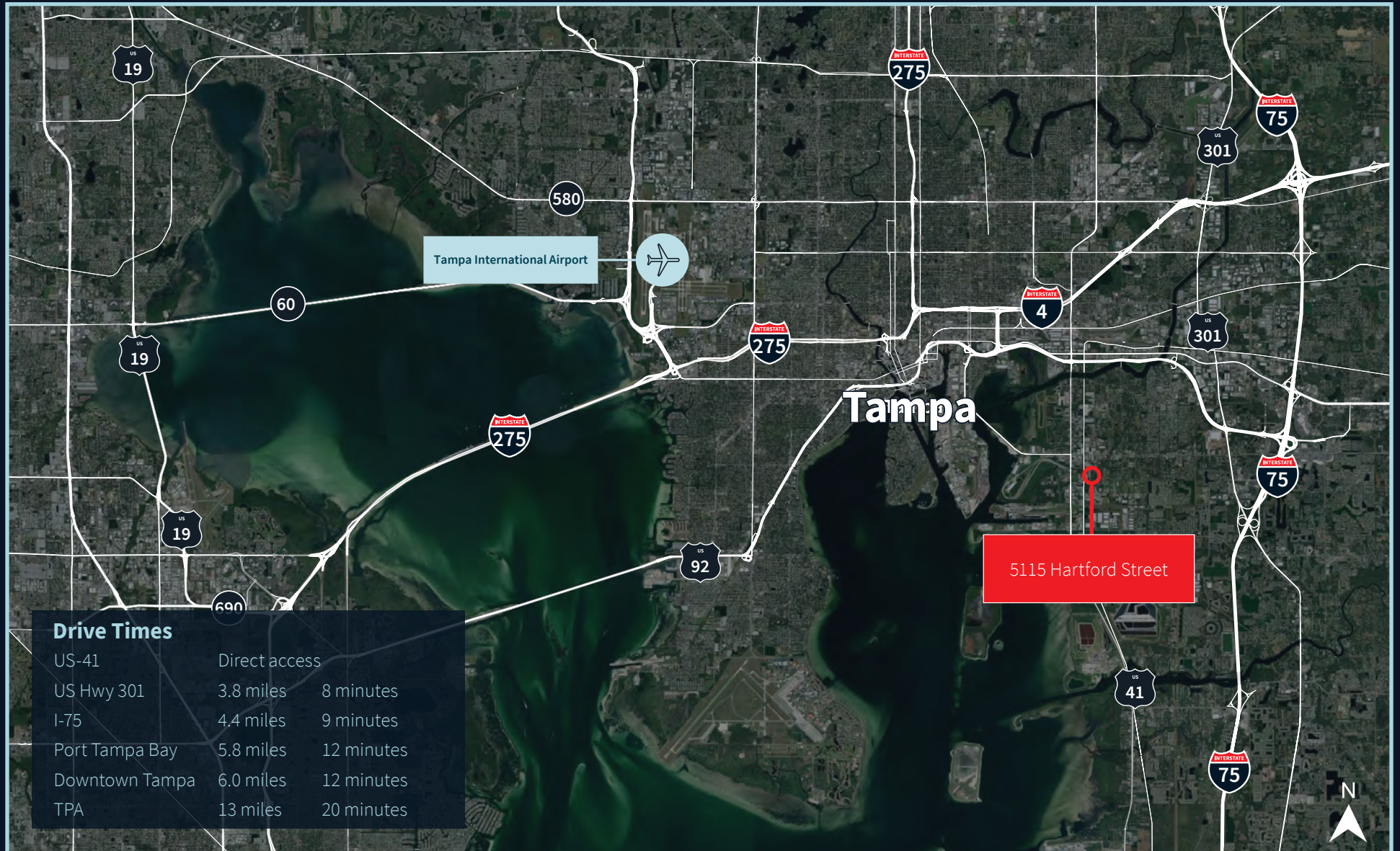


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## Small building



# Location map





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