

2998 N. 62nd St. | Tampa, FL 33619



4WARD

LOGISTICS CENTER

Class A Industrial Space For Lease



John Dunphy, CCIM, SIOR
Executive Managing Director
+1 813 387 1312
johnc.dunphy@jll.com

Peter Cecora, SIOR
Executive Managing Director
+1 813 387 1297
peter.cecora@jll.com

Olivia Brock
Vice President
+1 813 387 1320
olivia.brock@jll.com

01. Project Specifications

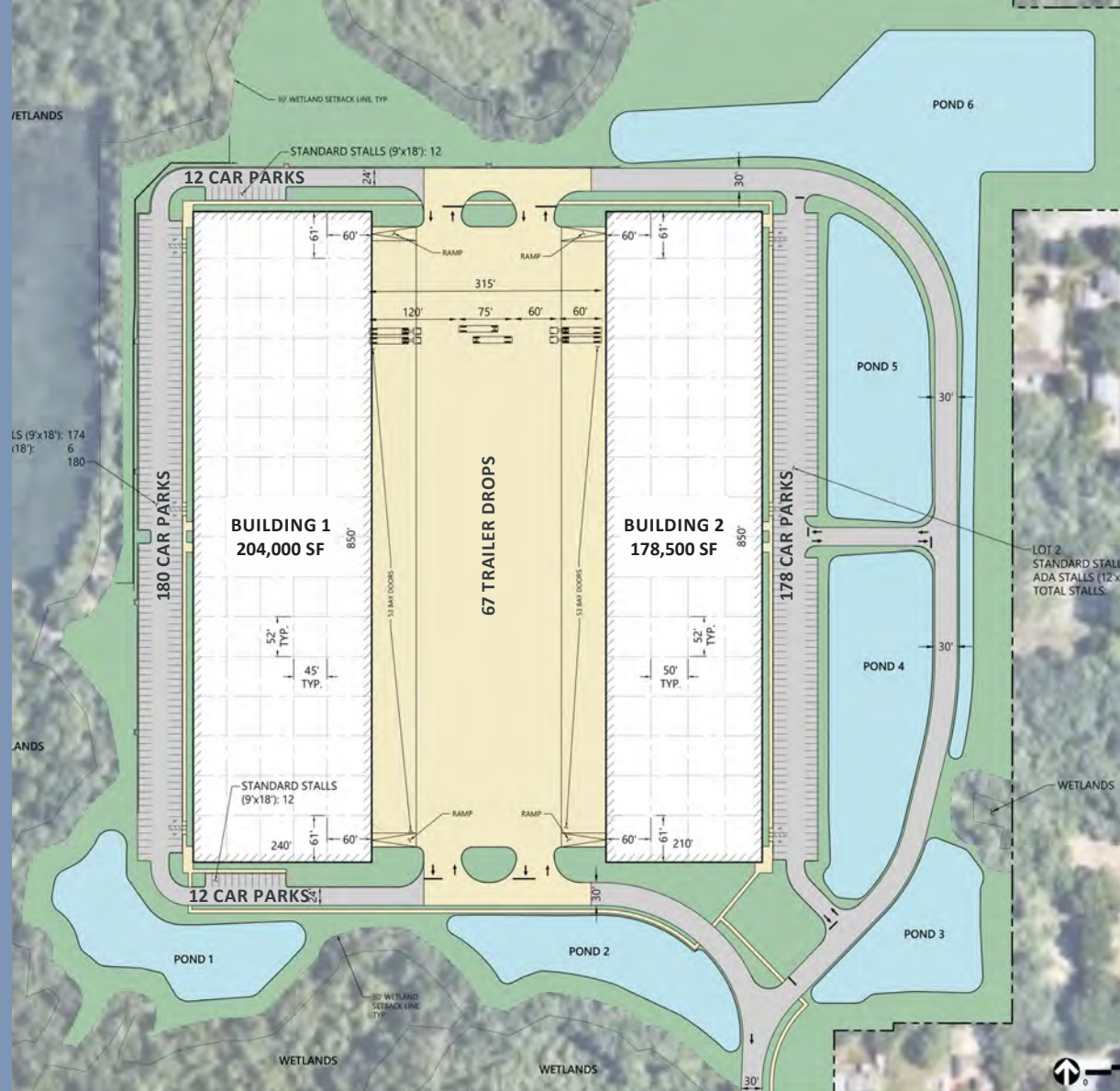
Building 1

Building Size	204,000 SF
Office	BTS
Building Dimensions	850'w x 240'd
Clear Height	36'
Loading	Rear-load
Dock-high Doors	53
Drive-in Doors	2
Column Spacing	52'w x 45'd, 60' speed bay
Power	2,800A, 3-phase
Car Parks	204
Trailer Drops	67 (park total)
Sprinkler System	ESFR
Lighting	LED
Delivery	3Q 2027

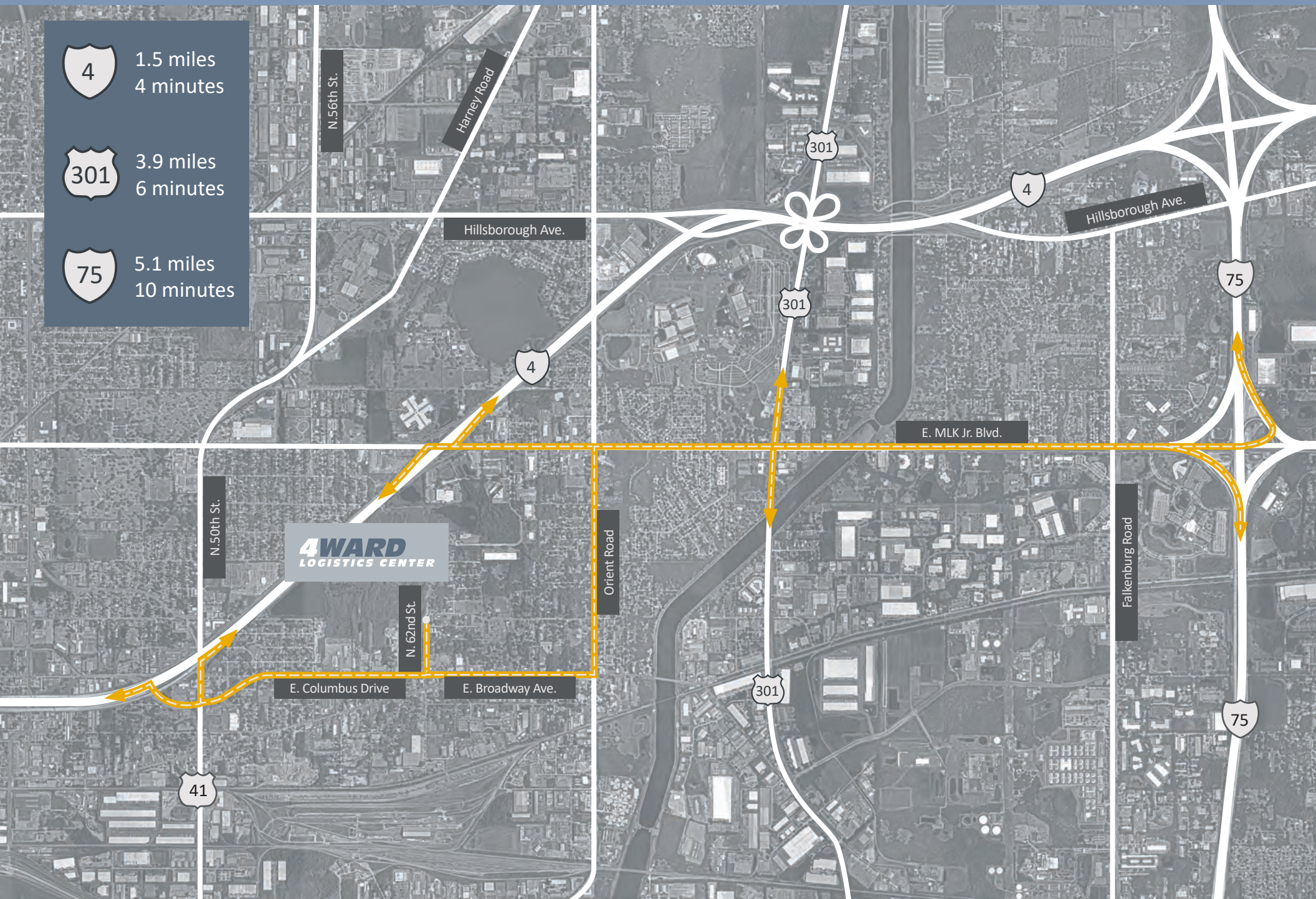
Building 2

Building Size	178,500 SF
Office	BTS
Building Dimensions	850'w x 210'd
Clear Height	32'
Loading	Rear-load
Dock-high Doors	53
Drive-in Doors	2
Column Spacing	52'w x 50'd, 60' speed bay
Power	2,800A, 3-phase
Car Parks	178
Trailer Drops	67 (park total)
Sprinkler System	ESFR
Lighting	LED
Delivery	3Q 2027

4WARD
LOGISTICS CENTER



02. Access



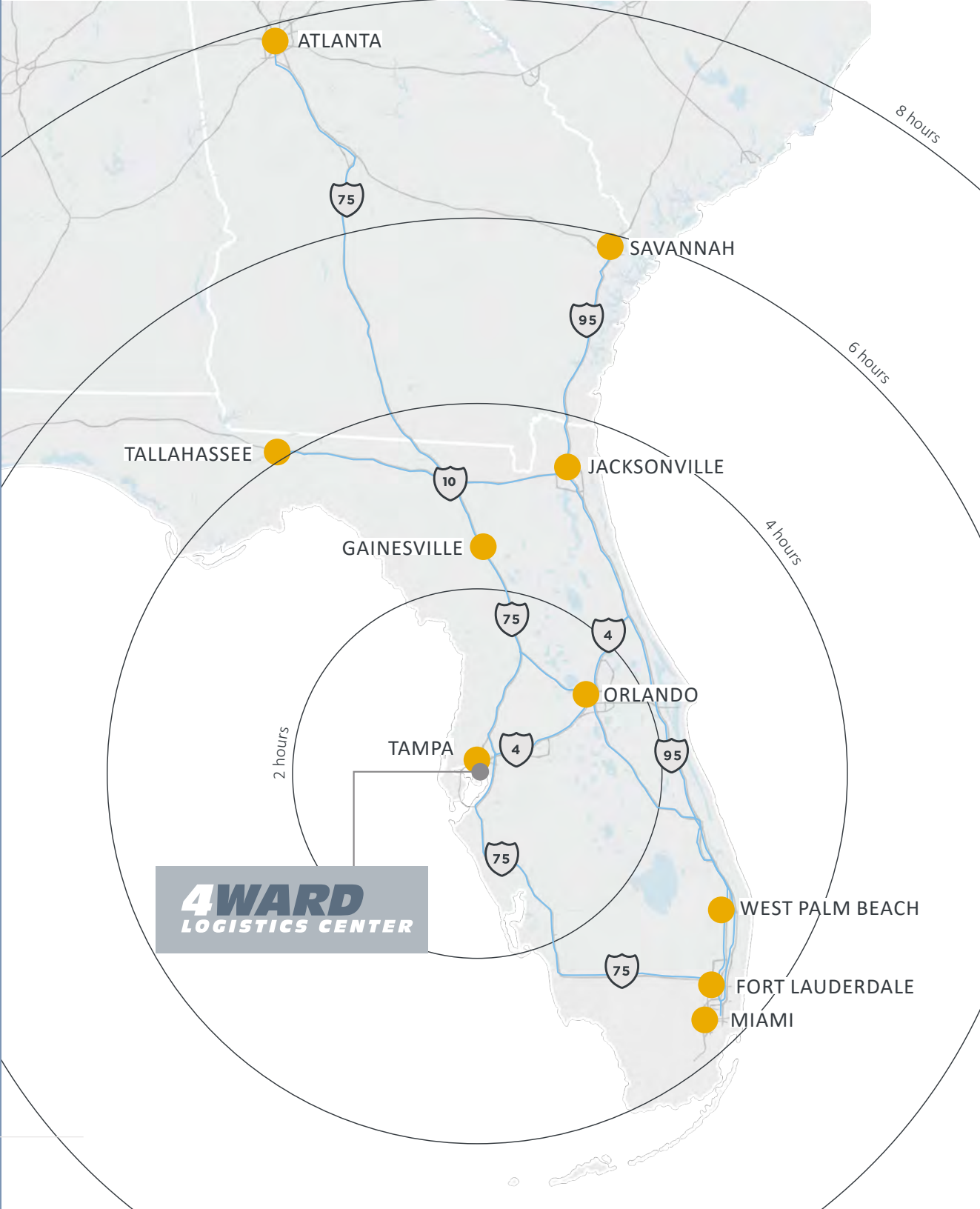
03. Strategic Location

Key Distances

Selmon Expressway	10 minutes	5 miles
Tampa	10 minutes	10 miles
Veterans Expressway	20 minutes	14 miles
Tampa Int'l Airport	20 minutes	12 miles
Orlando	60 minutes	62 miles
Jacksonville	3 hours	202 miles
Miami	4 hours	248 miles
Savannah	6 hours	342 miles
Atlanta	8 hours	468 miles

Demographics

Distance	'25 Population	'30 Population
30 minutes	1,147,531	1,208,503
60 minutes	3,979,046	4,238,598
90 minutes	6,803,202	7,335,354



2998 N. 62nd St. | Tampa, FL 33619



4WARD

LOGISTICS CENTER

John Dunphy, CCIM, SIOR
Executive Managing Director
+1 813 387 1312
johnc.dunphy@jll.com

Peter Cecora, SIOR
Executive Managing Director
+1 813 387 1297
peter.cecora@jll.com

Olivia Brock
Vice President
+1 813 387 1320
olivia.brock@jll.com

