



FOR LEASE

1,000 - 5,000 SF AVAILABLE | MULTI-TENANT INDUSTRIAL | LAKELAND, FL

LOBER
REAL ESTATE

8321 - 8421 EPICENTER BLVD, LAKELAND, FL 33809 | EPICENTER COMMERCE PARK

PROPERTY OVERVIEW



1,000 - 5,000 SF
AVAILABLE SIZES



GRADE LEVEL AND DOCK HIGH
(VIA EXTERIOR DOCK PLATFORM)



UP TO 2.45 ACRES OF FENCED, LIT, AND SECURED IOS YARD
OUTDOOR STORAGE



PROPERTY DETAILS

LOCATION

ADDRESS

8321 - 8421 Epicenter Blvd, Lakeland, FL 33809
• Google Maps Link [Here](#)

SUBMARKET/COUNTY

Lakeland / Polk

BUILDING

AVAILABLE UNITS

8351 Epicenter Blvd
• 5,000 SF (Single Tenant Free Standing Building)
8420 Epicenter Blvd
• Unit 5: 1,000 SF
• Units 8 & 9: 2,000 SF

LOADING

Grade Level and Dock High

CLEAR HEIGHT

18 - 26 Ft

POWER

3 Phase | 600 Amps | 480 Volts

FEATURES

Free-Standing Clear Span Warehouse Space with Renovated Office Space, Butler-Style Steel Frame Construction, Monument Signage, and Frontage Along SR 33

OUTDOOR STORAGE

LAND LOT / IOS YARD

Up to 2.45 acres of Fenced and Secured Yard
Available for Built to Suit, to Be Leased Separately, or Can Be Paired With Any Unit in the Park

ZONING & USE

ZONING

PUD (Planned Unit Development)

PERMITTED USES

Distribution, Manufacturing, Outdoor Storage, Vehicle Maintenance, Truck Repair, Fleet Parking, Logistics, Wholesaling, Assembly, E-Commerce.
• See Additional Uses [Here](#)

OCCUPANCY

DATE AVAILABLE

NOW!

LEASE TERMS

Call Broker for Pricing / Details

ROBBIE LOBER, Managing Member

+1 (727)-999-1806

Robbie@LoberRealEstate.com

DEVIN BEELER, Senior Associate

+1 (727)-709-2179

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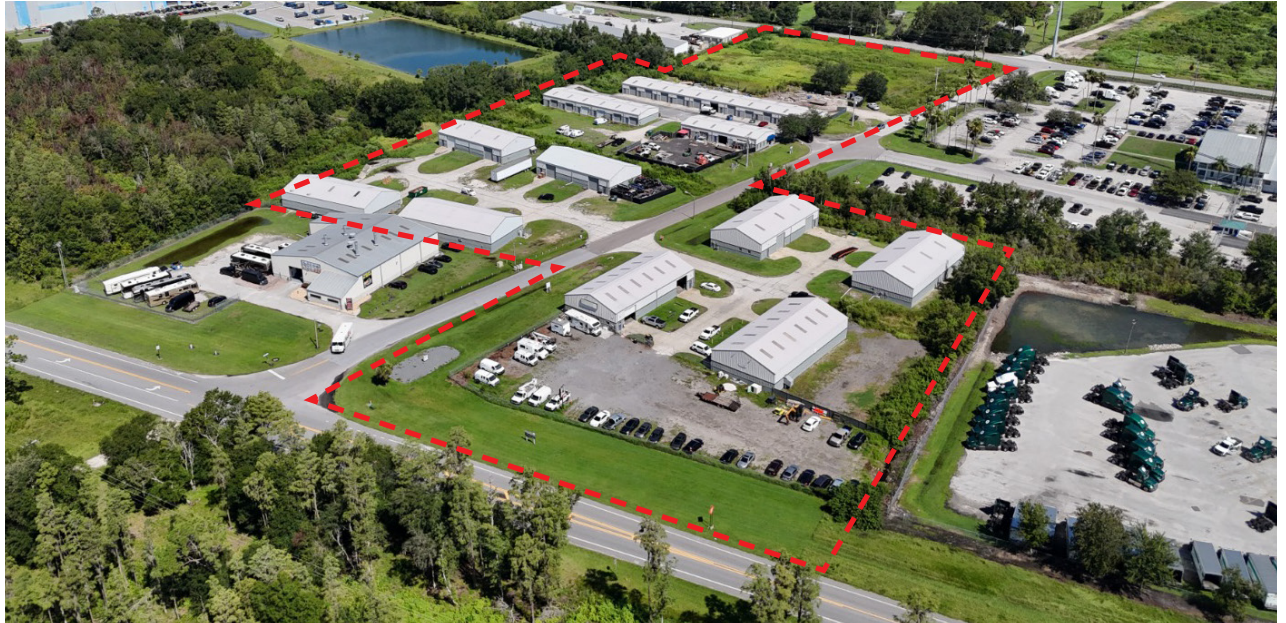
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PROPERTY PHOTOS



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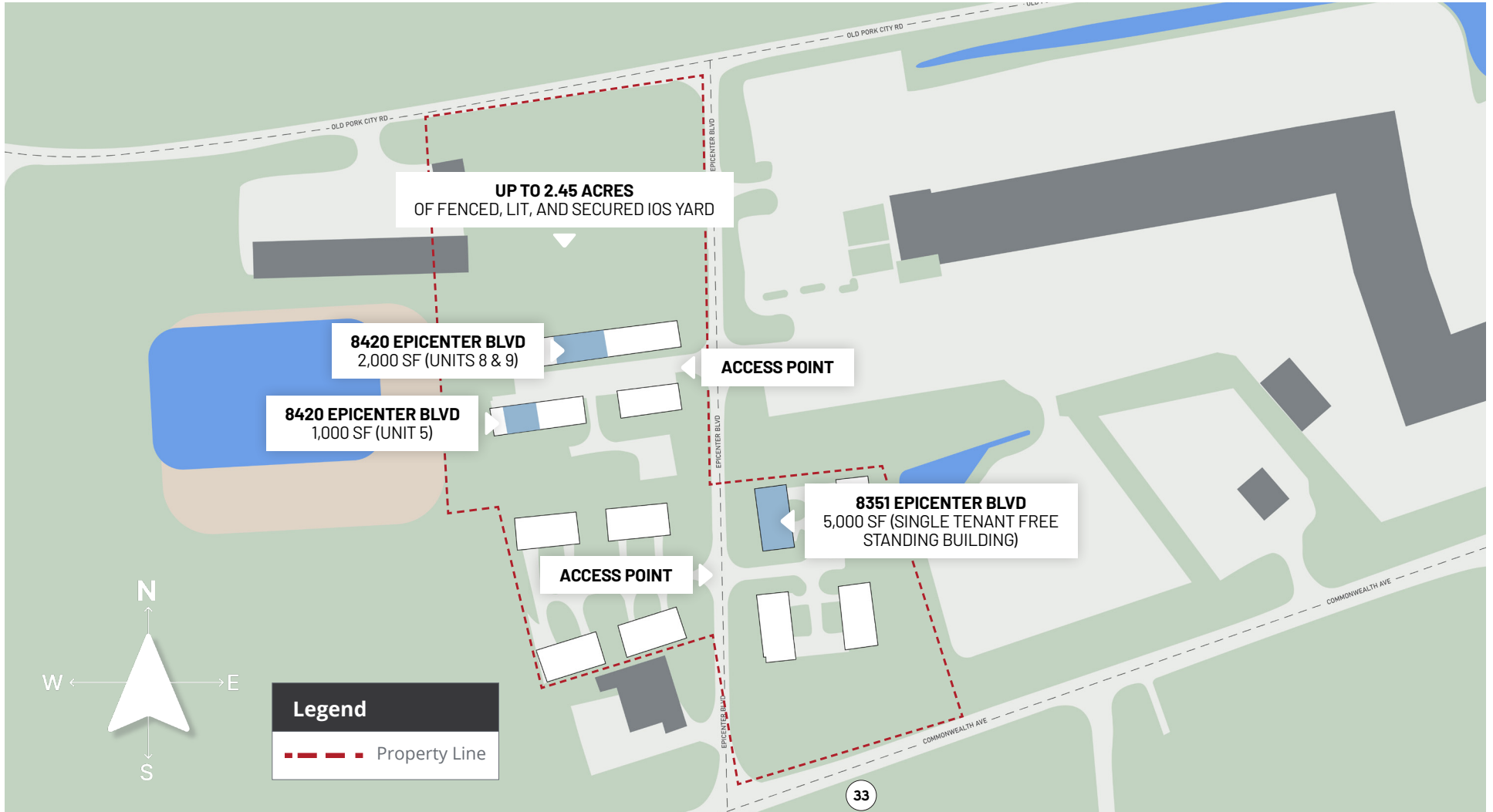
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NEIGHBORING TENANTS



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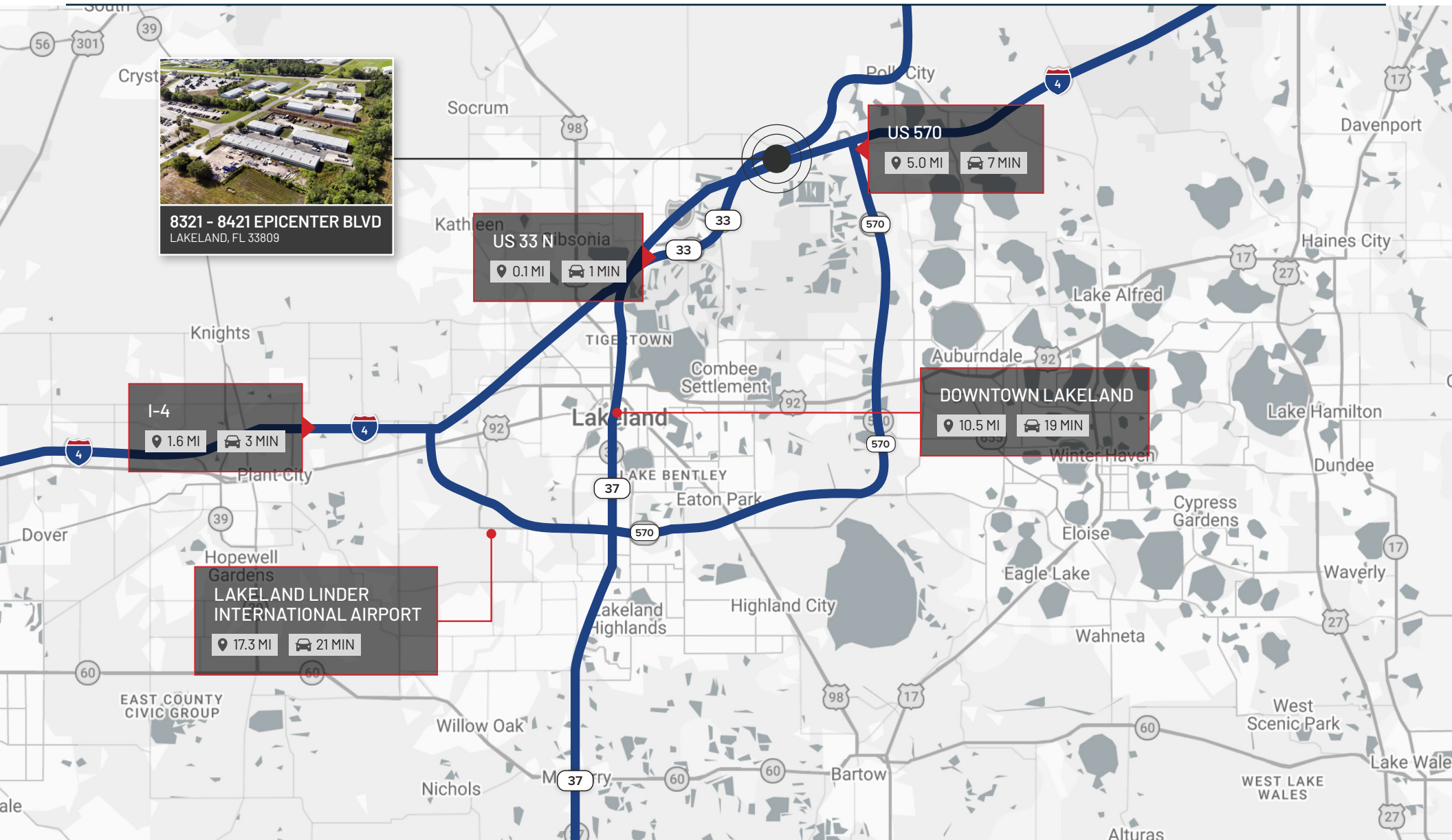
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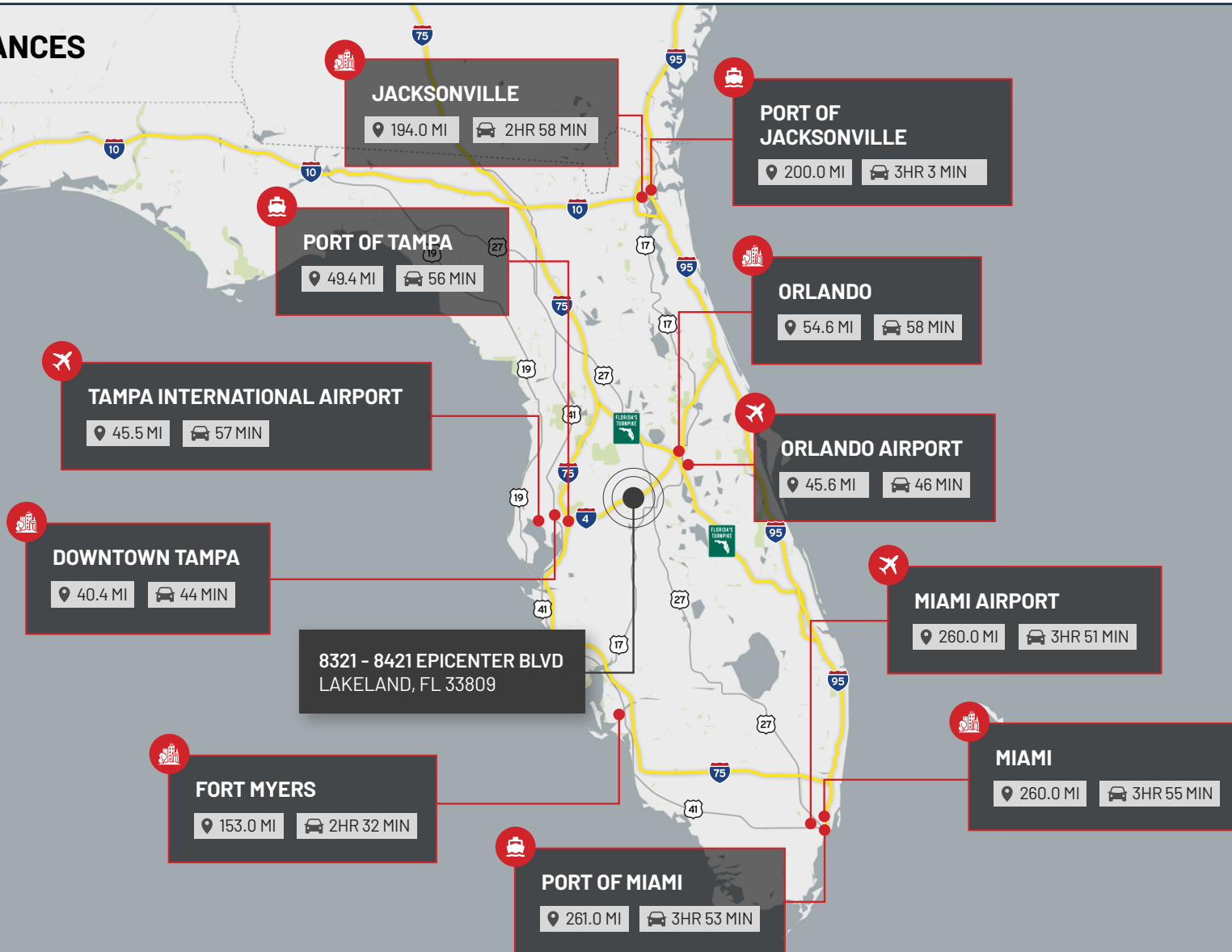
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KEY DISTANCES



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