

# Industrial Space | For Lease

440 Dundas Dr, Jacksonville, FL 32218

NORTHBRIDGE

CBRE



## Available for Lease:

- + **Building 2:** 48,000 SF (divisible in increments of 6,000 SF)
- + **Building 3:** 30,000 SF (divisible in increments of 6,000 SF)

## For More Information, Please Contact:

**Kyle Fisher**

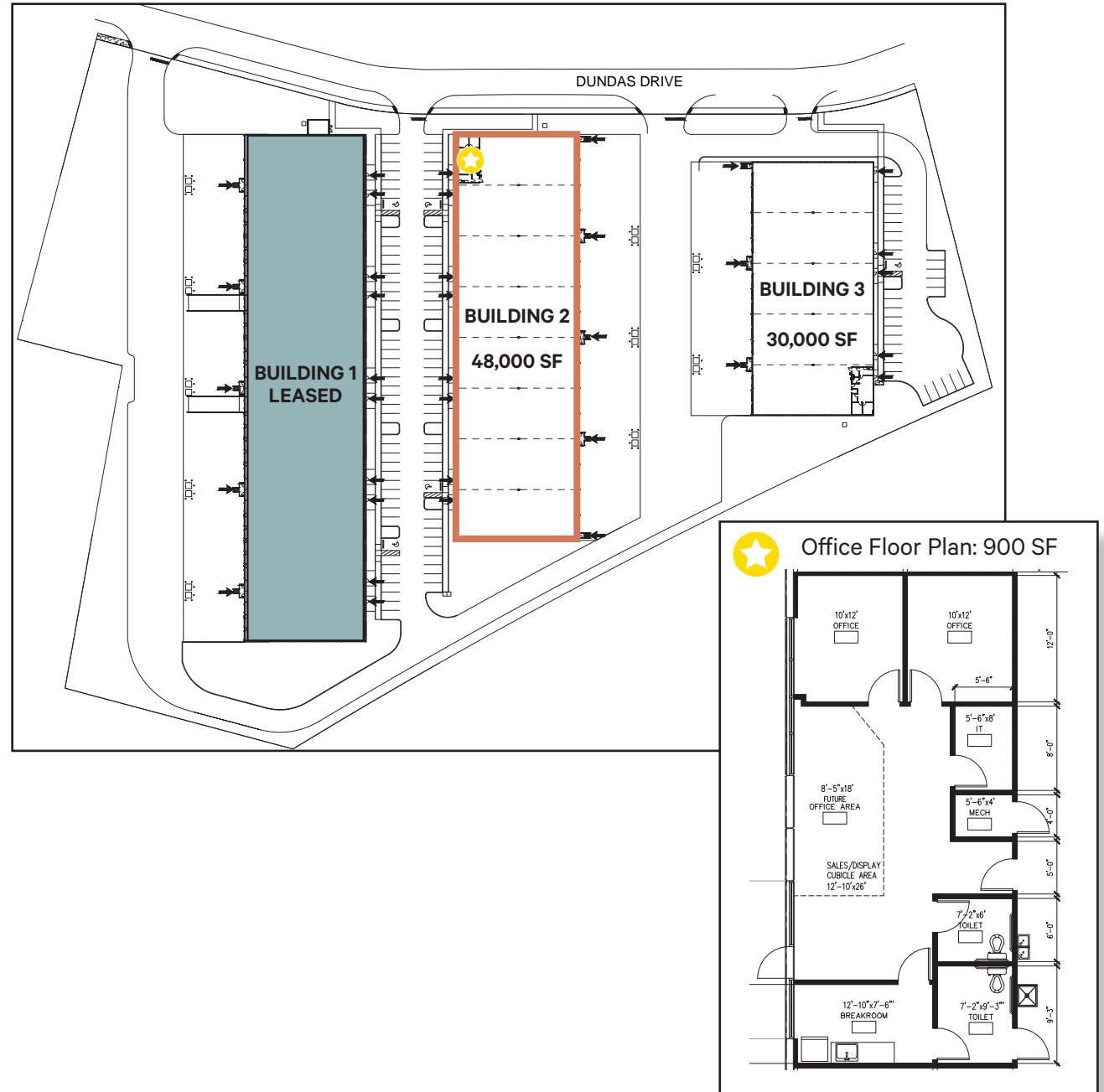
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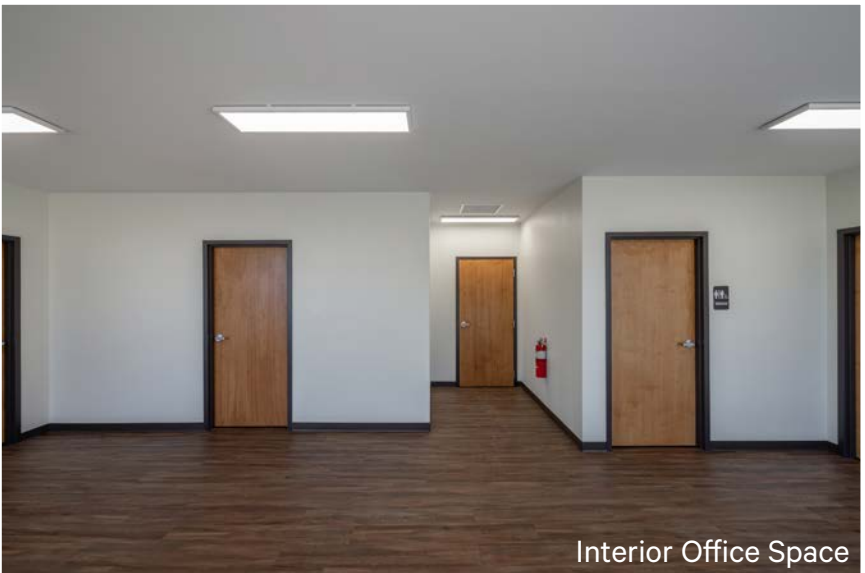
**Kyle Murphy**  
Associate

**Alliah Hardee**  
Associate

## Building 2: ±48,000 SF Available

Available SF	48,000 SF
Minimum Suite Size	6,000 SF
Maximum Contiguous Suite Size	48,000 SF
Load Configuration	Rear
Building Dimensions	120'd x 400'w
Column Spacing	50'w x 60'd
Office	900 SF
Electrical	1,600A, 277/480V, 3 phase
Clear Height	26' clear
Warehouse Lighting	Stumble lighting
Fire Suppression	ESFR
Dock Doors (9'x10')	16
Ramp (12'x14')	8
Dock Apron	60' concrete
Truck Court	170' shared
Roof	.60 mil TPO with R-21 insulation
Auto Parking	.86 per 1,000 SF

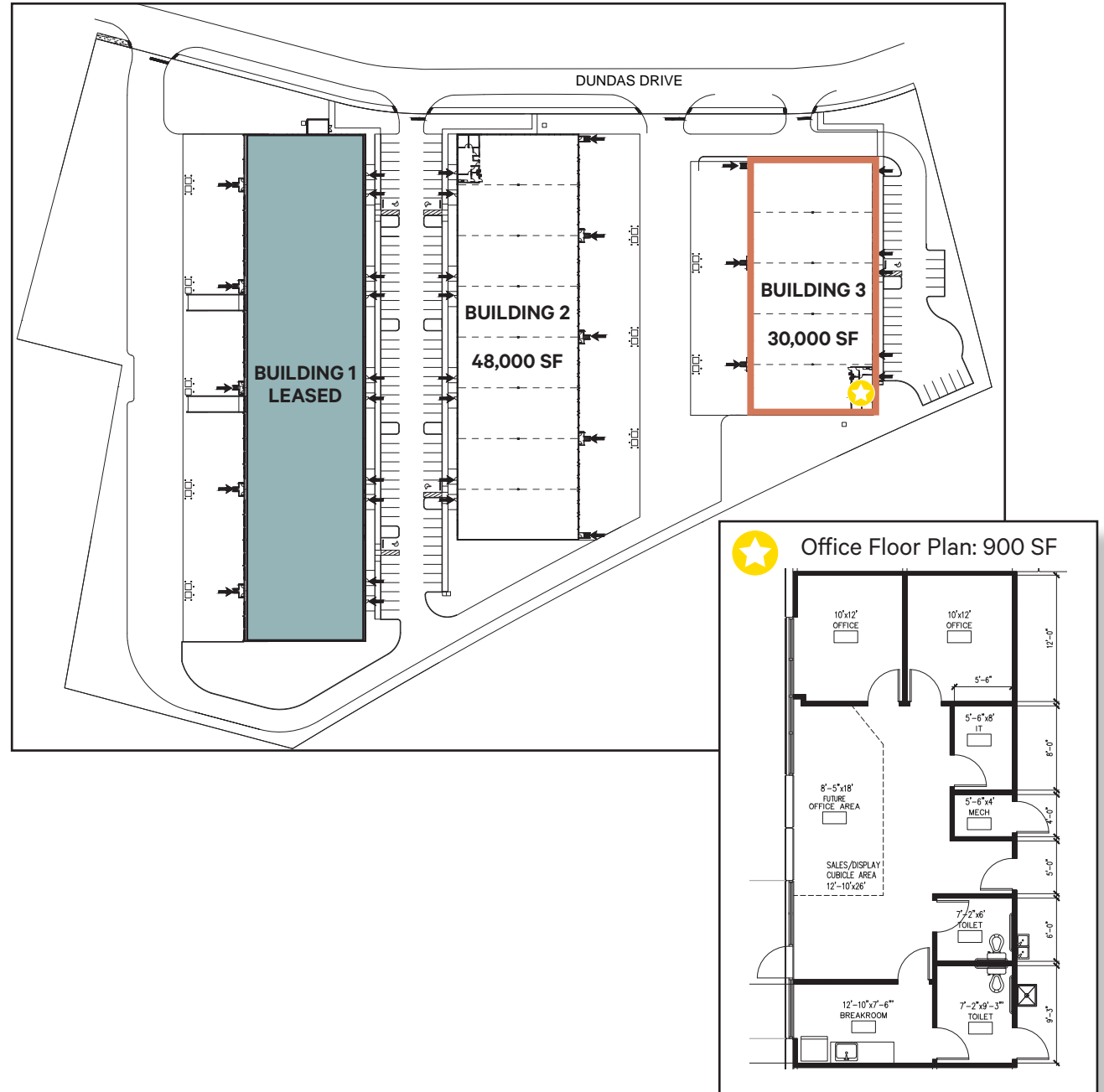




Interior Office Space

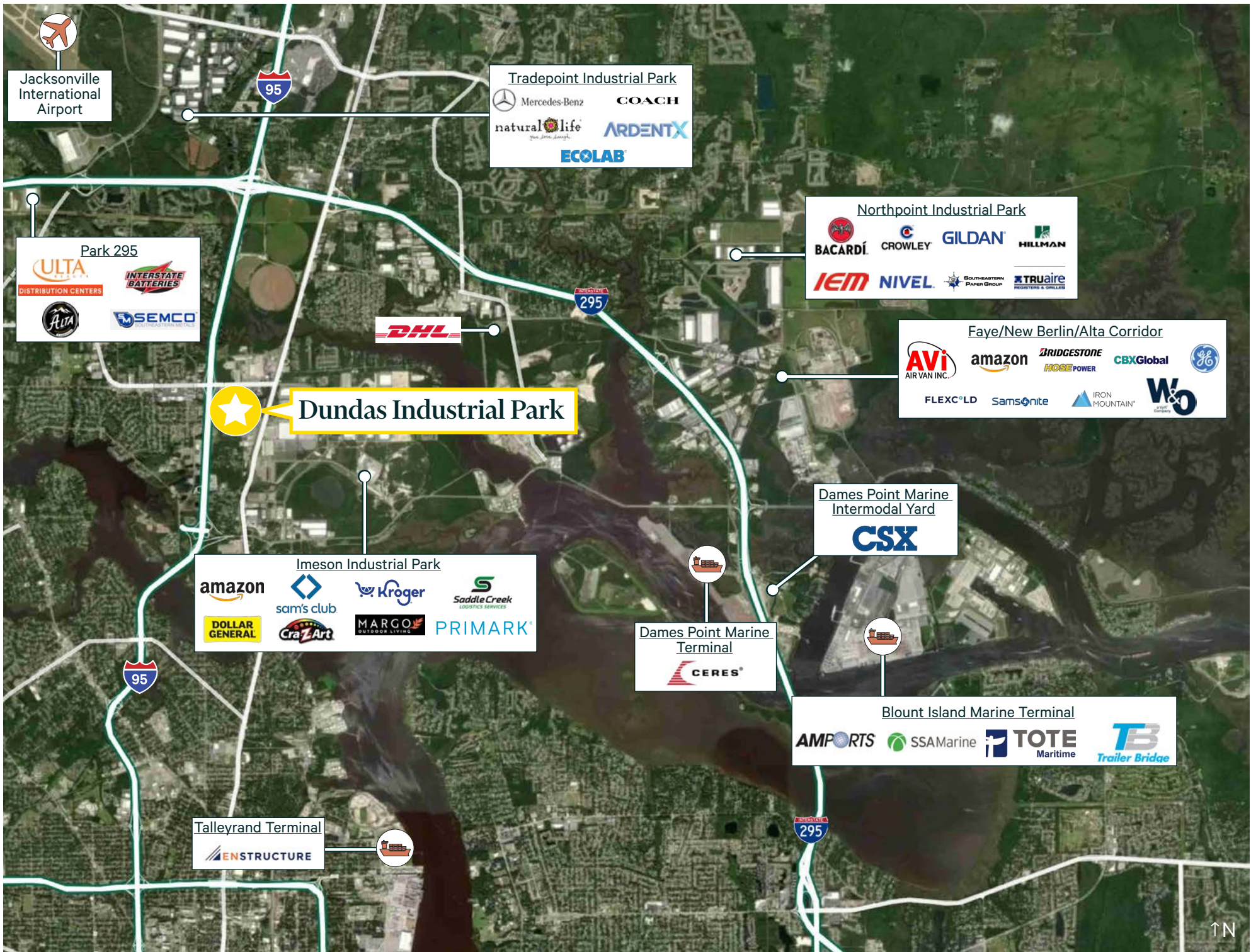
### Building 3: ±30,000 SF Available

Available SF	30,000 SF
Minimum Suite Size	6,000 SF
Maximum Contiguous Suite Size	30,000 SF
Load Configuration	Rear
Building Dimensions	120'd x 250'w
Column Spacing	50'w x 60'd
Office	900 SF
Electrical	1,000A, 277/480V, 3 phase
Clear Height	26' clear
Warehouse Lighting	Stumble lighting
Fire Suppression	ESFR
Dock Doors (9'x10')	10
Ramp (12'x14')	5
Dock Apron	60' concrete
Truck Court	170' shared
Roof	.60 mil TPO with R-21 insulation
Auto Parking	.86 per 1000 SF





Interior Office Space



Jacksonville International Airport

Tradepoint Industrial Park  
Mercedes-Benz COACH  
natural life ARDENTX  
ECOLAB

Park 295  
ULTA DISTRIBUTION CENTERS INTERSTATE BATTERIES  
ALTA SEMCO

Northpoint Industrial Park  
BACARDÍ CROWLEY GILDAN HILLMAN  
IEM NIVEL SOUTH EASTERN PAPER GROUP TRUaire

DHL

Faye/New Berlin/Alta Corridor  
AVI AIR VAN INC. amazon BRIDGESTONE CBXGlobal GE  
FLEXC°LD Samsnite IRON MOUNTAIN W&A

**Dundas Industrial Park**

Dames Point Marine Intermodal Yard  
CSX

Imeson Industrial Park  
amazon sam's club Kroger Saddle Creek LOGISTICS SERVICES  
DOLLAR GENERAL CraZArt MARGO PRIMAARK

Dames Point Marine Terminal  
CERES

Blount Island Marine Terminal  
AMPORIS SSAMarine TOTE Maritime TB Trailer Bridge

Talleyrand Terminal  
ENSTRUCTURE

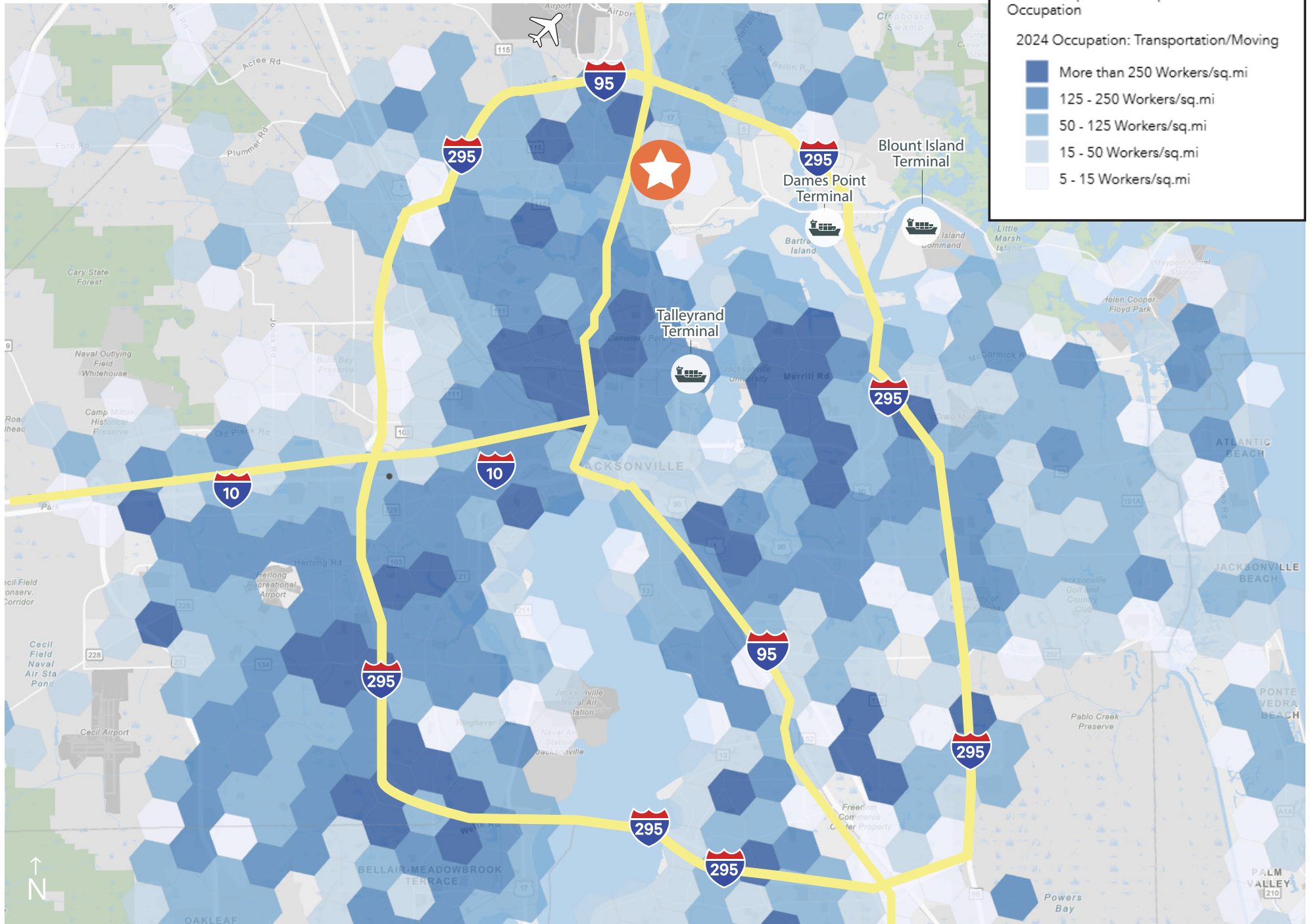
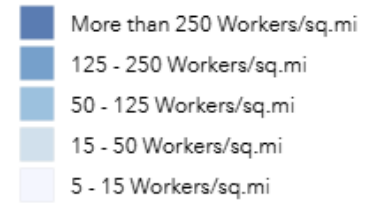


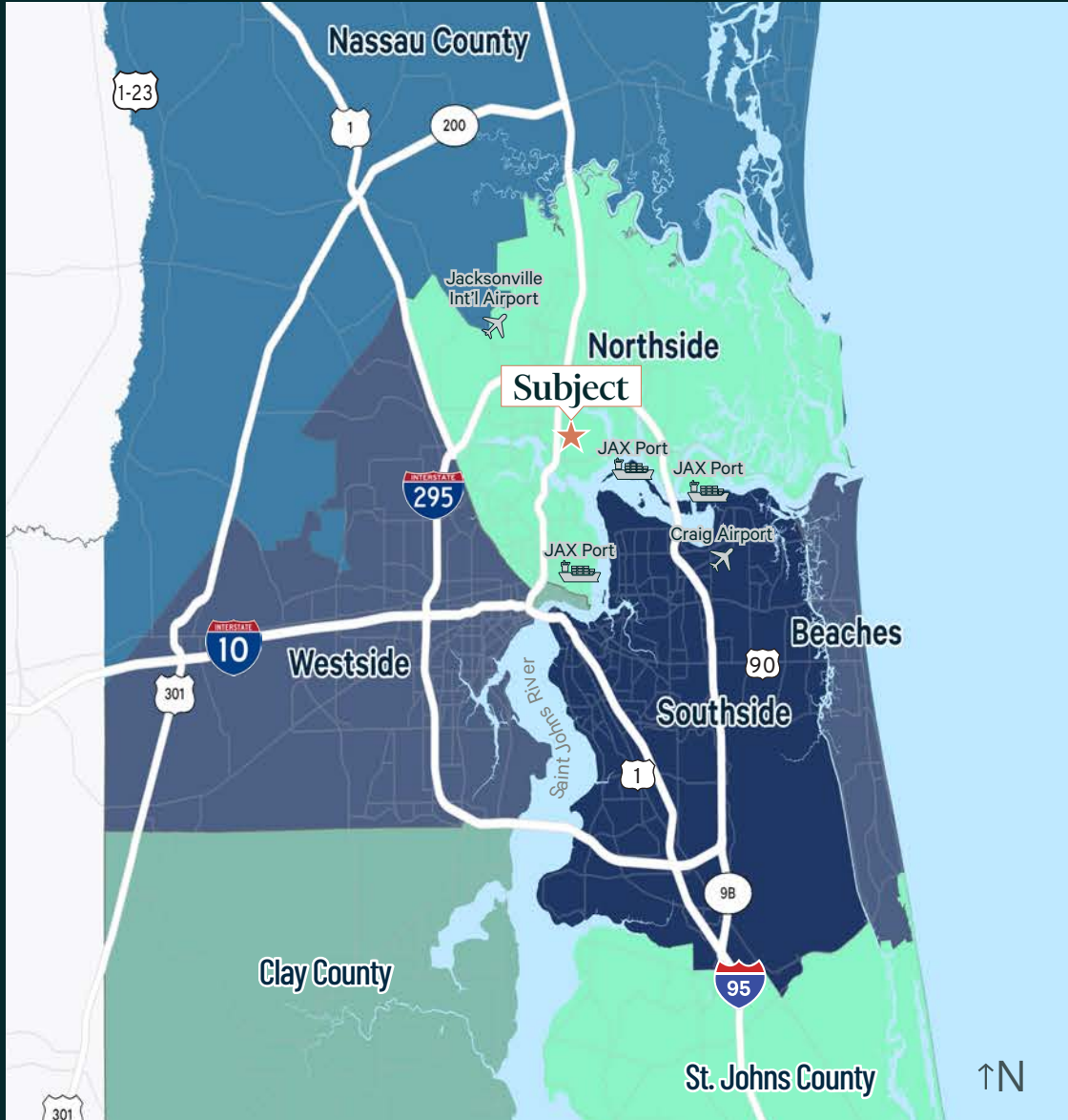
# Transportation/Warehousing Workforce Density

## 2024 Transportation/Warehouse Labor

Workers/sq. mi. in Transportation/Warehouse Occupation

2024 Occupation: Transportation/Moving





Points of Interest	Distance
I-95	0.8 miles
I-295	2.8 miles
Jacksonville International Airport	6.6 miles
Jaxport   Talleyrand	7.5 miles
Jaxport   Dames Point	7.5 miles
I-10	9 miles
Jaxport   Blount Island	9 miles
Norfolk Southern Intermodal	9.6 miles
CSX Intermodal	11.5 miles
FEC Intermodal	14.3 miles
Port of Savannah	134 miles
Port of Charleston	207 miles
Port of Tampa	233 miles

**For More Information, Please Contact:**

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