

1615 S. COMBEE ROAD

LAKE LAND, FL



**NEED
WAREHOUSE
SPACE?**

Call

**THE
Ruthvens**
(863) 686-3173

Contact:

Greg Ruthven, CCIM
(863) 581-4639 cell
greg@ruthvens.com

Matt Ruthven, CCIM
(863) 581-4637 cell
mruthven@ruthvens.com

Brandon Clark
(863) 450-9540 cell
bclark@Ruthvens.com

WHOLESALE / RETAIL WAREHOUSE

Near US 98 South & 1 mile to Polk Parkway (570)

Excellent location for a small distribution company. Great showroom with warehouse attached. 11 overhead doors at multiple heights. High traffic count area. Fast access to Highway 98, 92, Interstate 4 and Polk Parkway (570)

Specifications

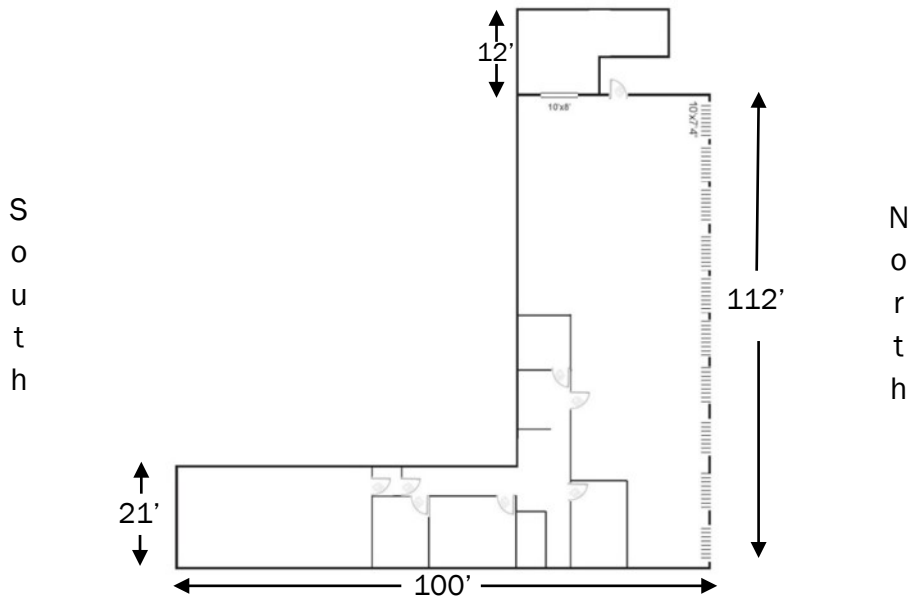
- 5,250 sq. ft. building
- Metal with concrete block end walls
- 11 overhead doors: 1-10' x 8' & 10- 10' x 7'4"
- 16' eave height
- 5" reinforced floor
- Ample truck parking & turning radius
- High traffic count area

Leasing Warehouse Space for Distribution & Manufacturing
ruthvens.com

1615 S. COMBEE ROAD

LAKELAND, FL

We build more than warehouses...we build relationships!



Lakeland is an Ideal Location for Distribution

10 million people within  100 miles

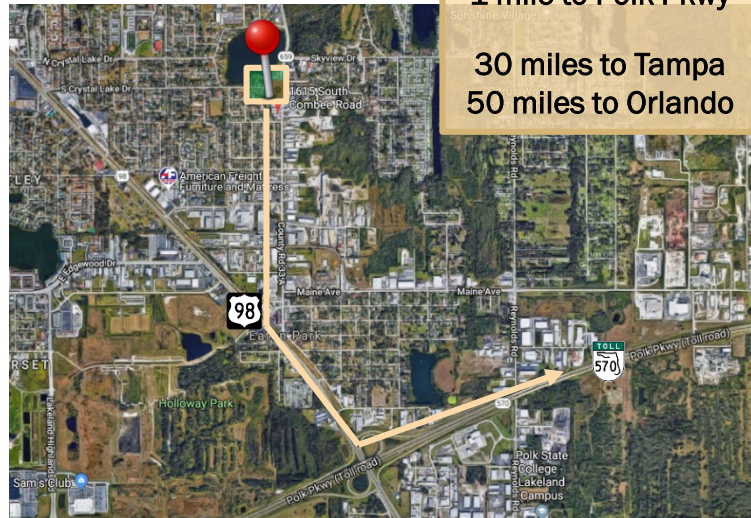
- Up 16% in 10 years

19.5 million people within 200 miles

- Up 15% in 10 years

THE Ruthvens

Central Florida's
Warehouse Specialists
863-686-3173
ruthvens.com



Greg Ruthven, CCIM
Mobile: (863)581-4639
greg@Ruthvens.com



Matt Ruthven, CCIM
Mobile: (863)581-4637
mruthven@Ruthvens.com



Brandon Clark
Mobile: (863)450-9540
bclark@Ruthvens.com