

For Lease

Industrial



MAHOGANY POINTE

LOGISTICS PARK



5501 Lee Vista Blvd
Orlando, FL 32812

**FLY IN
FLY OUT!**

Class-A +, Manicured, and Amentitized Logistics Park At The Doorstep of Orlando International Airport With Easy And Immediate Access To The Main Transportation Corridors Of Florida.



 **LINK CBRE**

50,000 - 882,880 SF (CONTIGUOUS)

Class-A park, complete with tilt-wall construction, ESFR fire suppression, ample parking, and a host of purposeful design features.



IN THE MIDDLE OF IT ALL

Located within easy highway access of workforce and executive housing and close to an array of amenities including restaurants, retail and hotels.



HIGHWAY ACCESSIBILITY

Ease of access to major highways: SR-528, SR-417, Florida's Turnpike, SR-408, & I-4

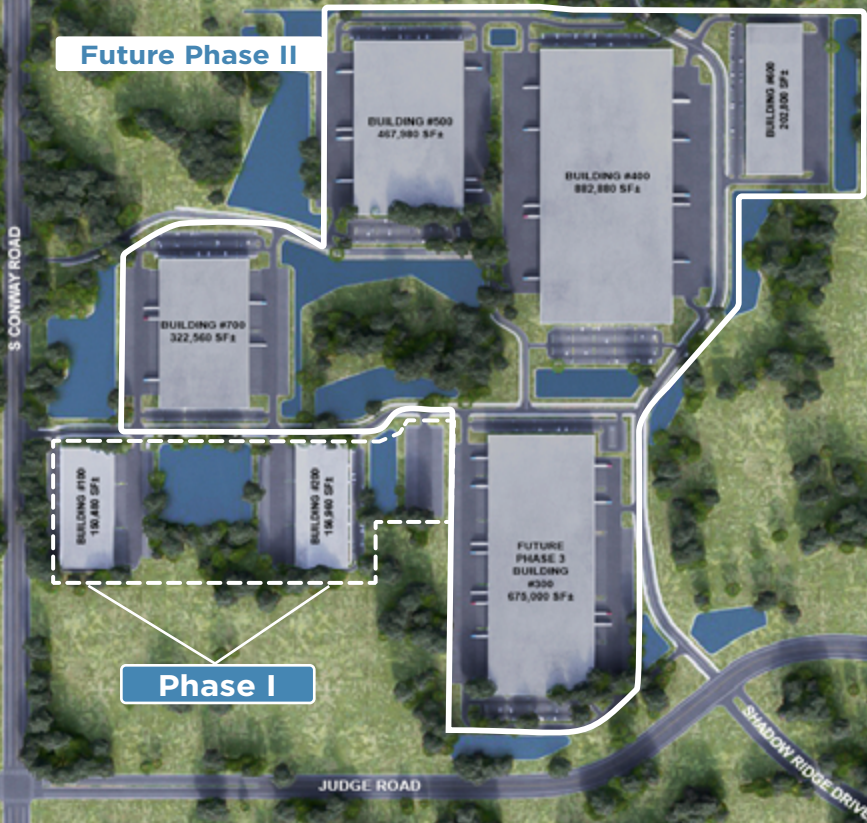


For Lease

THE FUTURE OF INDUSTRIAL

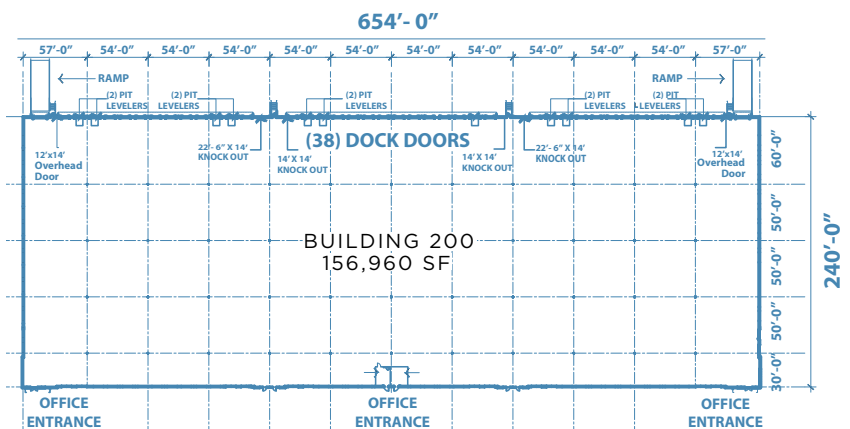
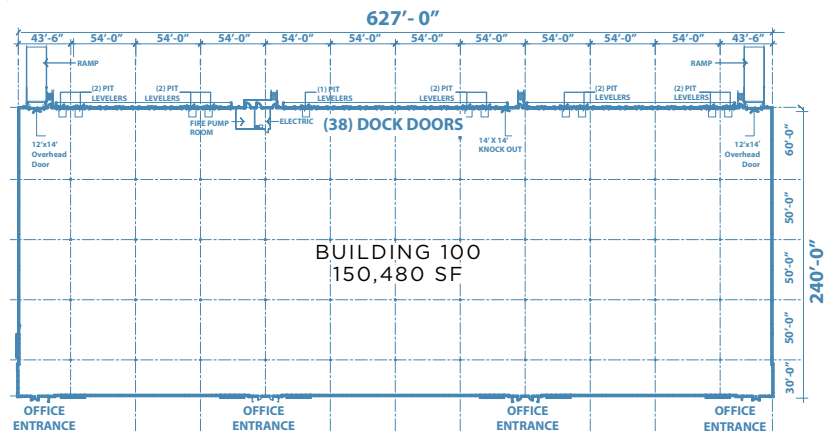
Mahogany Pointe is Orlando's Top Destination for state-wide distribution. It consists of a seven building, 2,704,774 square foot Class-A+ Logistics Park with ease to the SR-528 (Beachline Expressway) and Orlando's International Airport.

Mahogany Pointe is equipped with the latest amenities to supplement the customer experience and boost employee retention.



PHASE I : DELIVERING Q4 2022 (50,000 - 307,440 SF)

	BLDG 100	BLDG 200
Total SF	150,480 SF	156,960 SF
Loading	Rear Load	Rear Load
Depth	240'	240'
Typical Bay	12,960 SF	12,960 SF
Speed Bay	3,240 SF	3,240 SF
Column Spacing	54' x 50'	54' x 50'
Clear Height	36'	32'
Dock Doors	38	38
Drive-In	2	2
Truck Court	125'	125'
Power	2,500A	2,500A
Sprinklers	ESFR	ESFR

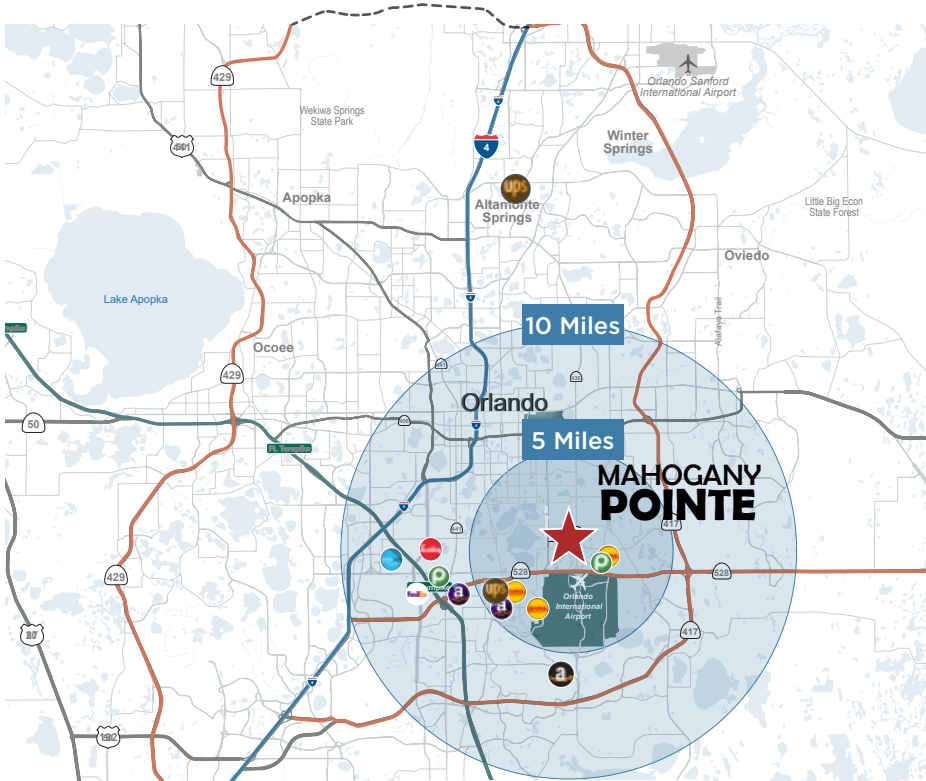


SCAN OR CLICK FOR FLOOR PLANS

CENTRAL FLORIDA INDUSTRIAL MARKET

Orlando is one of the fastest growing industrial markets in the country. It's central location in the third most populous state has made Orlando the target for many regional and statewide distribution requirements. What makes Mahogany Pointe unique is that it combines this statewide reach while also being situated in an infill location that bodes incredibly well for last-mile and regional distribution.

More than 5 million people live within 50 miles of the region's core, with a 9.5% expected growth rate over the next five years—the highest of any region in the Southeast.



STRATEGIC LOCATION FOR E-COMMERCE

Mahogany Pointe is situated in the heart of Orlando within a 5 mile radius of major highway intersections, top e-commerce distribution/fulfillment centers, and the largest courier companies. This business park is uniquely capable to serve 1,706,109 residents in Central Florida.



INSTANT HIGHWAY ACCESS



KEY DISTANCES

SR - 528	1.5 Mi - 3 Mins
FL Turnpike	6.6 Mi - 9 Mins
SR 417	5.2 Mi - 11 Mins
MCO	1.5 Mi - 3 Mins
I-4	12.4 Mi - 16 Mins

Orlando International Airport, one of the busiest airports in the country, is immediately south of the property. In 2019, OIA hosted a record 50.6 million passengers and 245,147 airfreight tons.



MAHOGANY POINTE

LOGISTICS PARK



5501 Lee Vista Blvd
Orlando, FL 32812



Contact Us

DAVID MURPHY
Executive Vice President
+1 407 404 5020
david.murphy@cbre.com

MONICA WONUS
Senior Vice President
+1 407 404 5042
monica.wonus@cbre.com

CAMERON THOMAS
Associate
+1 407 404 5078
cameron.thomas@cbre.com

JOSE RIVERA
Client Services Specialist
+1 407 404 5067
jose.rivera1@cbre.com

© 2022 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners.



Scan QR Code
For More Information

www.mahoganypointe.com

