

# 4760 GATELAND DRIVE

LAKELAND, FL



**NEED  
WAREHOUSE  
SPACE?**

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

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## DISTRIBUTION /MANUFACTURING WAREHOUSE

*Only 2.5 miles from a full interchange of Interstate-4*

104,000 square feet of dock high warehouse space. Ideal I-4 corridor location, between Tampa and Orlando, allows tenants to accommodate same day delivery anywhere in the state. The property provides a truck court 130' deep and extra trailer parking in the rear, two rows of employee/customer parking in front.

### *Specifications*

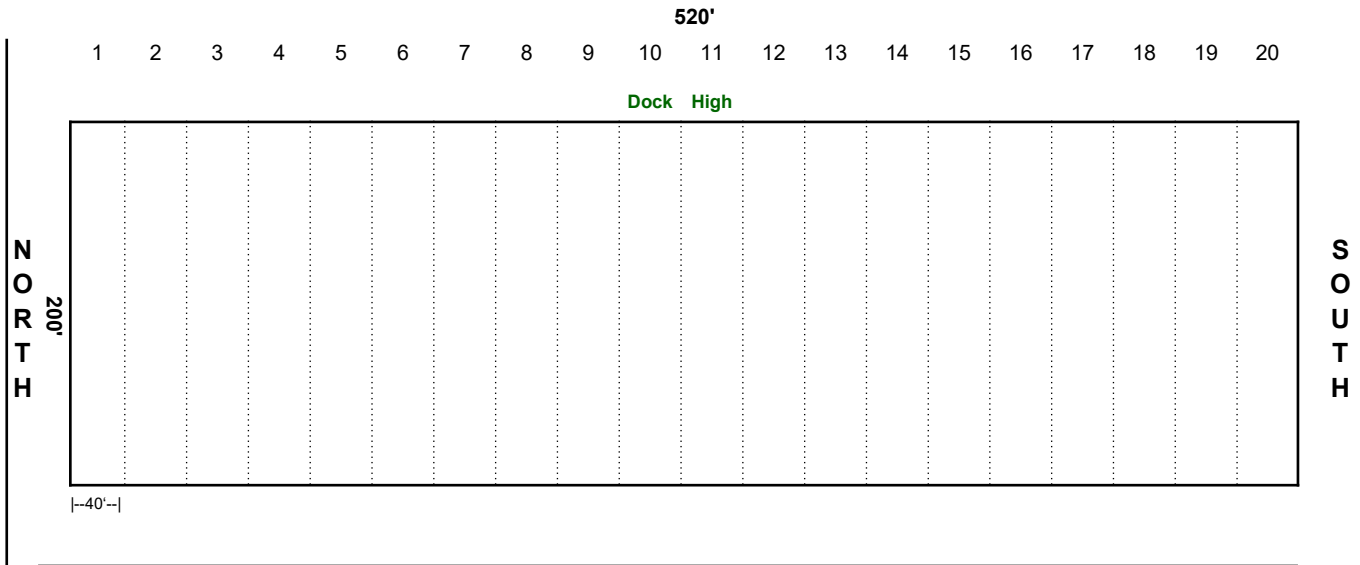
- 104,000 sq. ft. dock high building
- 26,000 sq. ft. minimum
- 10' x 10' overhead doors; 14' x 12' ramp door
- 24' clear height
- Tilt wall construction
- Extra trailer parking
- ESFR fire sprinkler system
- LED lighting

Leasing Warehouse Space for Distribution & Manufacturing  
**[ruthvens.com](http://ruthvens.com)**

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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



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# THE Ruthvens

Central Florida's  
Warehouse Specialists

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