I-4 NORTH

SANFORD, FLORIDA

205-207 AERO LANE | SANFORD, FL

± 18,378 - 69,953 SF AVAILABLE FOR LEASE

ALPHA INDUSTRIAL PROPERTIES | FOUNDRY COMMERCIAL

EXCITING NEW

CLASS-A INDUSTRIAL PROPERTY

I-4 NORTH

I-4 NORTH is strategically located in one of the most prominent in-fill submarkets within Orlando, and will be well positioned in the middle of large residential and employment centers with superb access to major transportation arteries including SR 417, SR 429, Interstate-4, Sunrail, and both Sanford-Orlando and Orlando International Airports.

HIGHLIGHTS

- TWO BUILDINGS
- GREAT LOCATION
- DELIVERY Q1 23
- 32' CLEAR HEIGHT
- SPEC OFFICES UPON DELIVERY

205-207 AERO LANE | SANFORD, FL

ALPHA INDUSTRIAL PROPERTIES

FOUNDRY COMMERCIAL

SANFORD'S NEWEST

CLASS-A INDUSTRIAL PROPERTY

I-4 NORTH

205-207 AERO LANE | SANFORD, FL

ALPHA INDUSTRIAL PROPERTIES

FOUNDRY COMMERCIAL

DELIVERING
Q1 2023

I-4 NORTH

	BUILDING A	BUILDING B
TOTAL SF	69,953 SF	69,953 SF
BUILDING TYPE	Rear	Rear
RAMPS	2 (12 x 14)	2 (12 x 14)
CLEAR	32′	32′
DOCK DOORS	18	18
PIT LEVELERS	4	4
HVLS FANS	2	2
CAR PARKING	1/1,000	1/1,000
TENANT SIZE	18,378 - 69,953 SF	18,652 - 69,953 SF
TRUCK COURT	Shared 180′	Shared 180′
ACCESS	Two access points on Aero Lane and full building circulation.	
BUILDING FEATURES	Extension wings 210′ depth, building typical depth 150′	

205-207 AERO LANE | SANFORD, FL

ALPHA INDUSTRIAL PROPERTIES

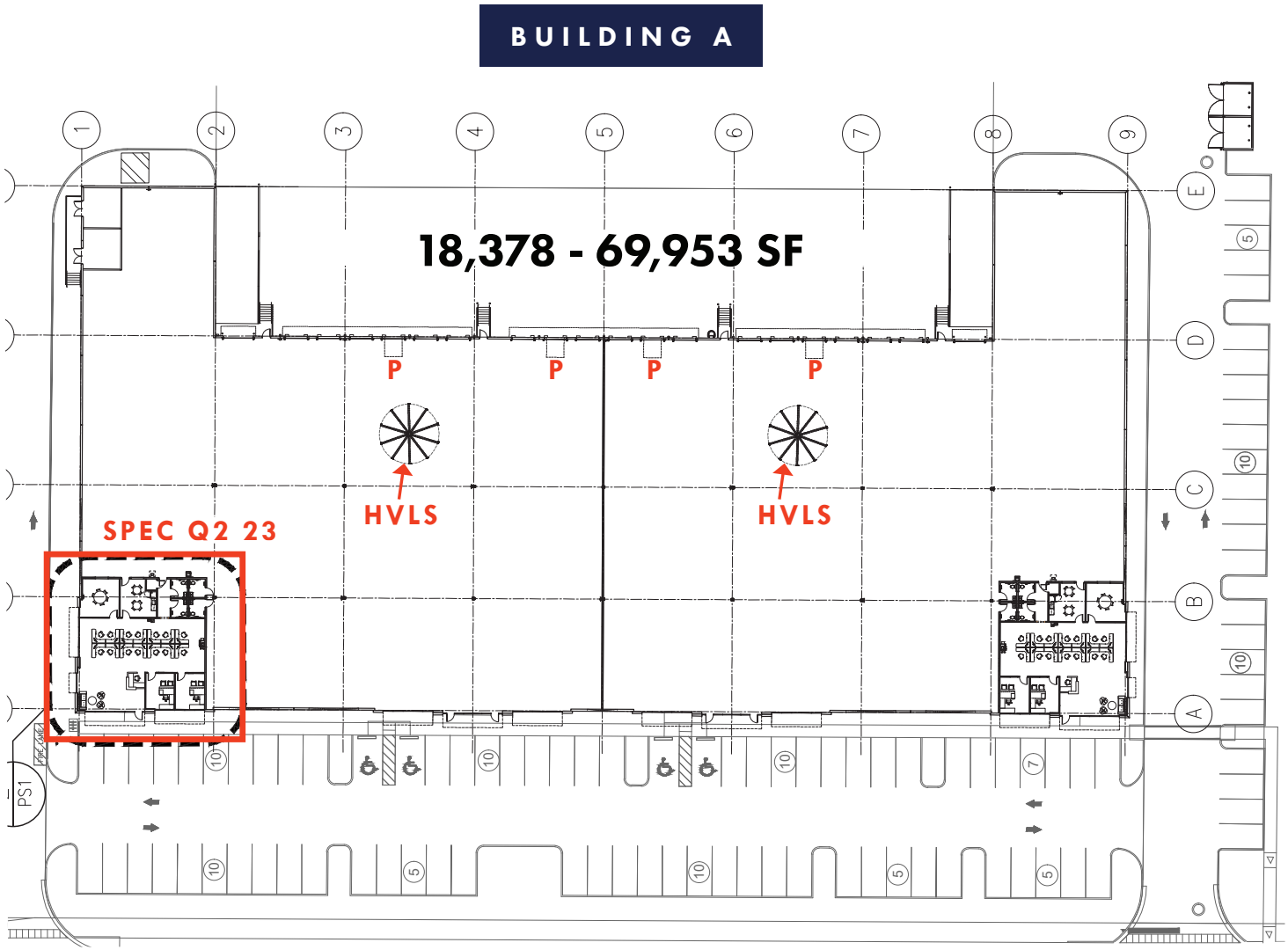
FOUNDRY COMMERCIAL

BUILDING A
FLOOR PLAN

I-4 NORTH

SPEC BUILDING FEATURES

- White Box Interior
- 4 Pit Levelers/ building
- 2 HVLS fans/ building



ALPHA INDUSTRIAL PROPERTIES

FOUNDRY COMMERCIAL

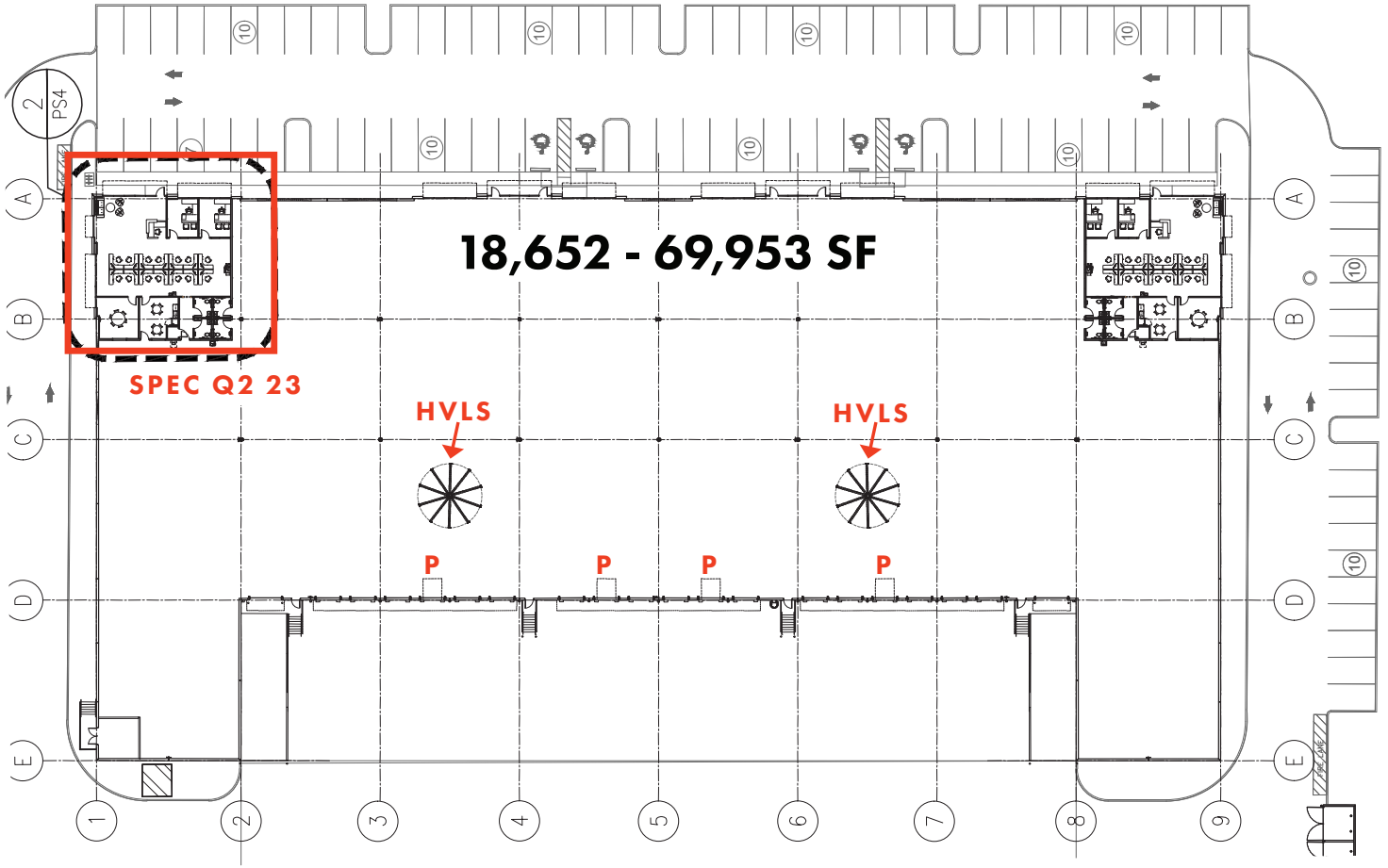
BUILDING B
FLOOR PLAN

I-4 NORTH

BUILDING B

SPEC BUILDING FEATURES

- White Box Interior
- 4 Pit Levelers/ building
- 2 HVLS fans/ building



ALPHA INDUSTRIAL PROPERTIES

FOUNDRY COMMERCIAL

FOR MORE INFORMATION:

JUSTIN RUBY, SIOR, CCIM
justin.ruby@foundrycommercial.com
407.865.0311

JOEY WOODMAN
joey.woodman@foundrycommercial.com
407.748.5888

TRAVIS HAMMOND
travis.hammond@foundrycommercial.com
407.401.1707

FOUNDRY
COMMERCIAL