

# OSCEOLA COMMERCE CENTER

**CLASS-A INDUSTRIAL**

±22,934 - 62,924 RSF AVAILABLE FOR LEASE

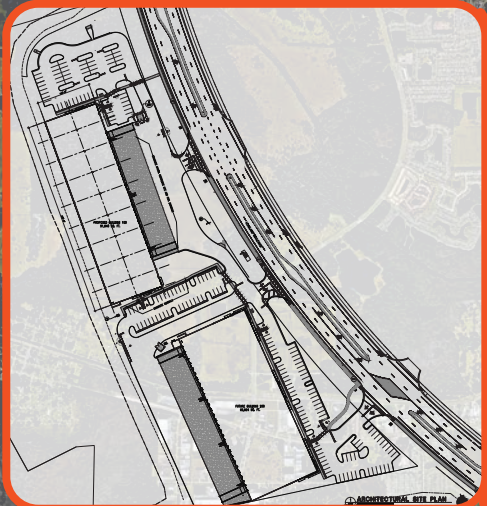
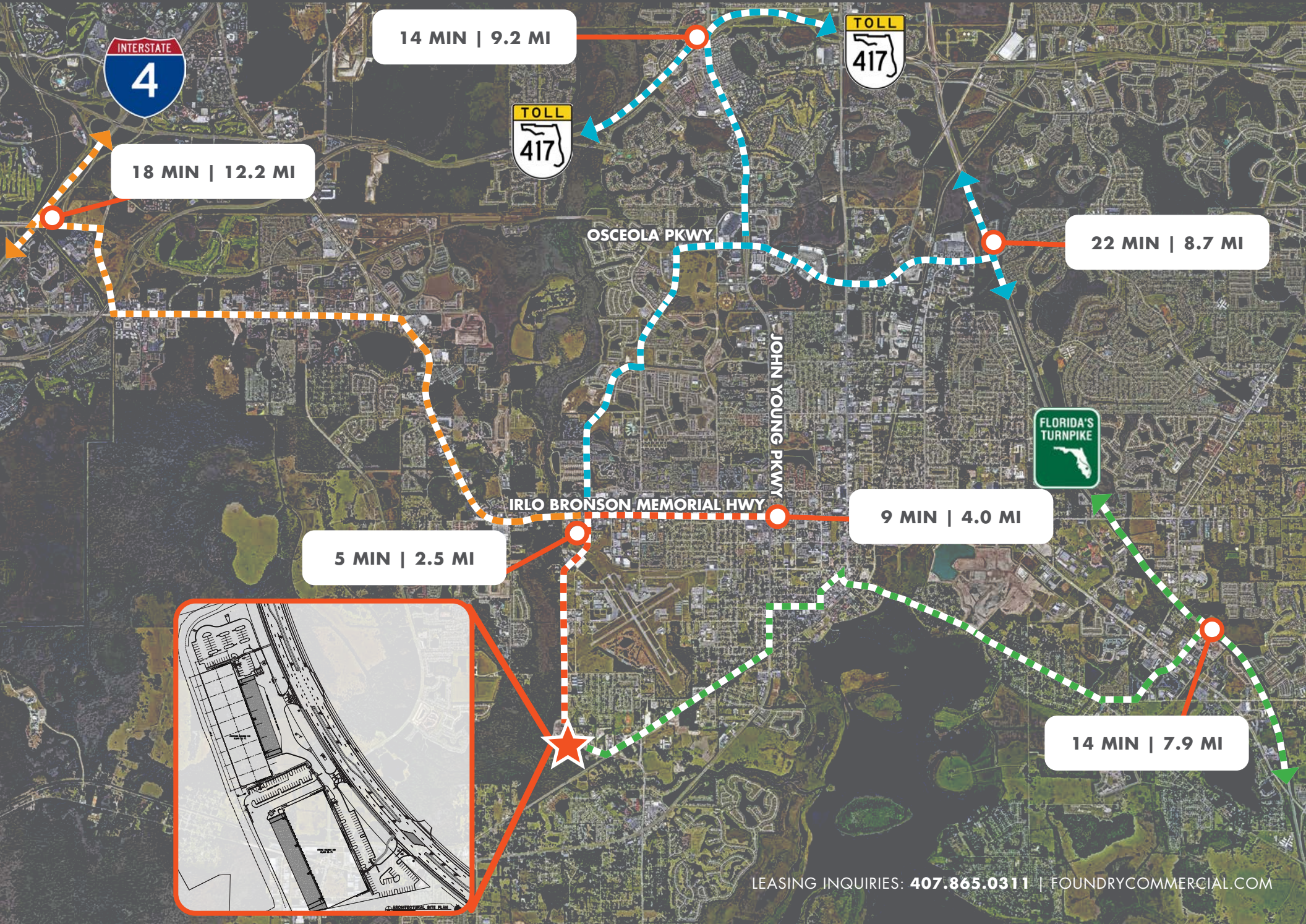
**FOUNDRY**  
COMMERCIAL



1220 S HOAGLAND BLVD, KISSIMMEE, FL 34746

# LOCAL LOCATION & ACCESS

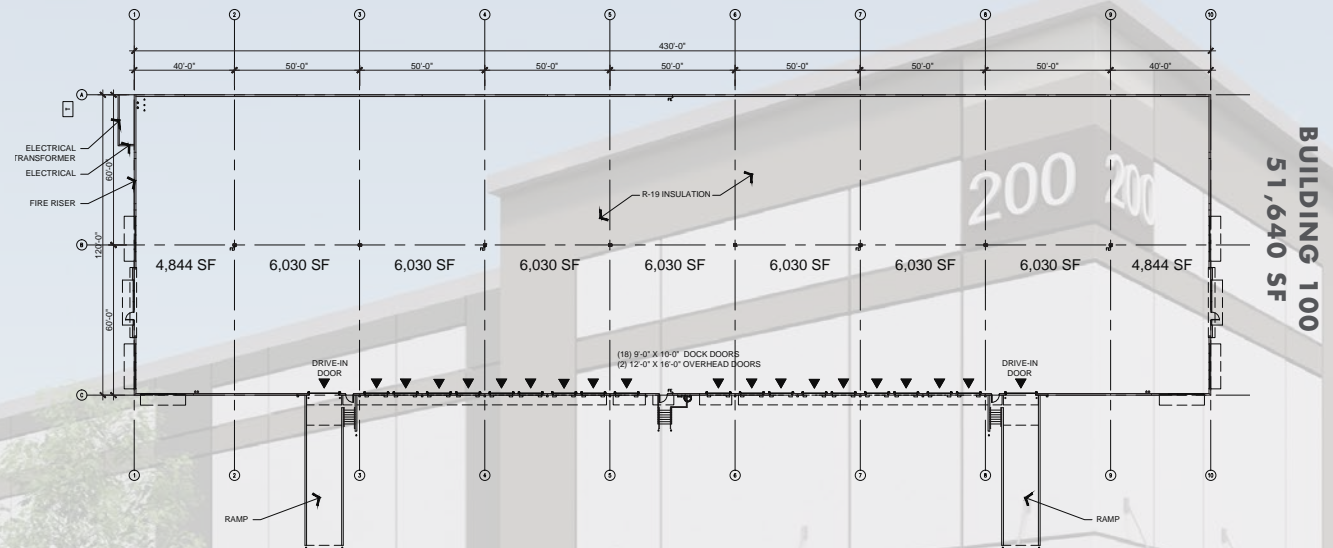
OSCEOLA COMMERCE CENTER



LEASING INQUIRIES: 407.865.0311 | [FOUNDRYCOMMERCIAL.COM](http://foundrycommercial.com)

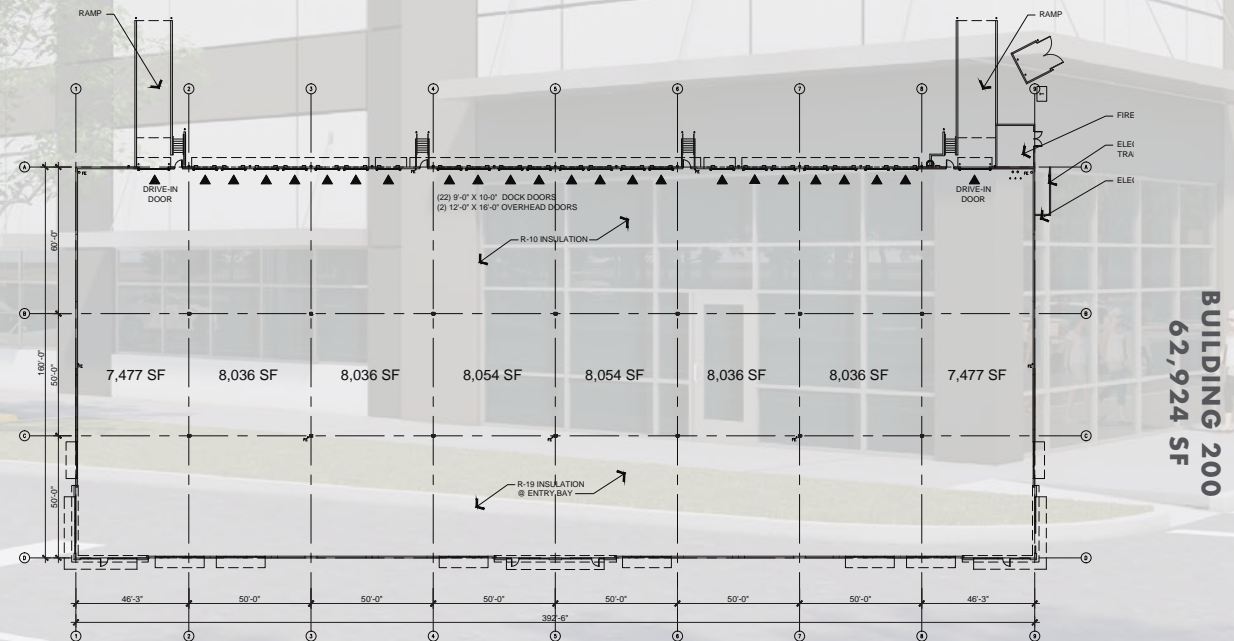
## BUILDING 100

<b>TOTAL SF:</b>	22,934 - 51,640
<b>DELIVERY:</b>	Fall 2023
<b>BUILDING TYPE:</b>	Front Load
<b>BUILDING DEPTH:</b>	120'
<b>CLEAR:</b>	28'
<b>COLUMN WIDTH:</b>	60' speed (typical)
<b>DOCK DOORS:</b>	23 (9'x10")
<b>OVERHEAD DOORS &amp; RAMPS:</b>	2 (12'x14') with ramps
<b>TRUCK COURT DEPTH:</b>	120'
<b>LIGHTING:</b>	LED
<b>POWER:</b>	1,200 amps/400 amps
<b>SPRINKLER:</b>	ESFR
<b>INSULATION:</b>	R-19 throughout



## BUILDING 200

<b>TOTAL SF:</b>	23,549 - 62,924
<b>DELIVERY:</b>	Fall 2023
<b>BUILDING TYPE:</b>	Rear Load
<b>BUILDING DEPTH:</b>	160'
<b>CLEAR:</b>	28'
<b>COLUMN WIDTH:</b>	60' speed (typical)
<b>DOCK DOORS:</b>	20 (9'x10")
<b>OVERHEAD DOORS &amp; RAMPS:</b>	2 (12'x14') with ramps
<b>TRUCK COURT DEPTH:</b>	120'
<b>LIGHTING:</b>	LED
<b>POWER:</b>	1,200 amps/400 amps
<b>SPRINKLER:</b>	ESFR
<b>INSULATION:</b>	R-19 Entry Bay/Office & R-11 warehouse





**CONTACT  
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