

INDUSTRIAL OWNER-USER OPPORTUNITY

6655 E COLONIAL DR., ORLANDO, FL 32807

FOUNDRY
COMMERCIAL

±90,000 SF

±5.75 AC

250 PARKS

Close proximity to 417 and 408

3.3 miles to 417



4.6 miles to 408



LIGHT MANUFACTURING WAREHOUSE FOR SALE

PROPERTY DETAILS

ASKING PRICE: \$9,000,000

ZONING: C-3

POWER: 2,800 Amps

DOCK DOORS: 4 dock doors

PARKING: 250+ Parking Spaces

CLEAR HEIGHT: 16 FT

PROPERTY HIGHLIGHTS

- Clean controlled rooms
- Individual Offices
- Defense/Manufacturing owner
- Building is in good condition, owner has done significant capital improvements
- Heavy power
- Compressed air throughout
- Nitrogen gas system

FOR MORE INFORMATION, PLEASE CONTACT:

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GABE DE JESUS

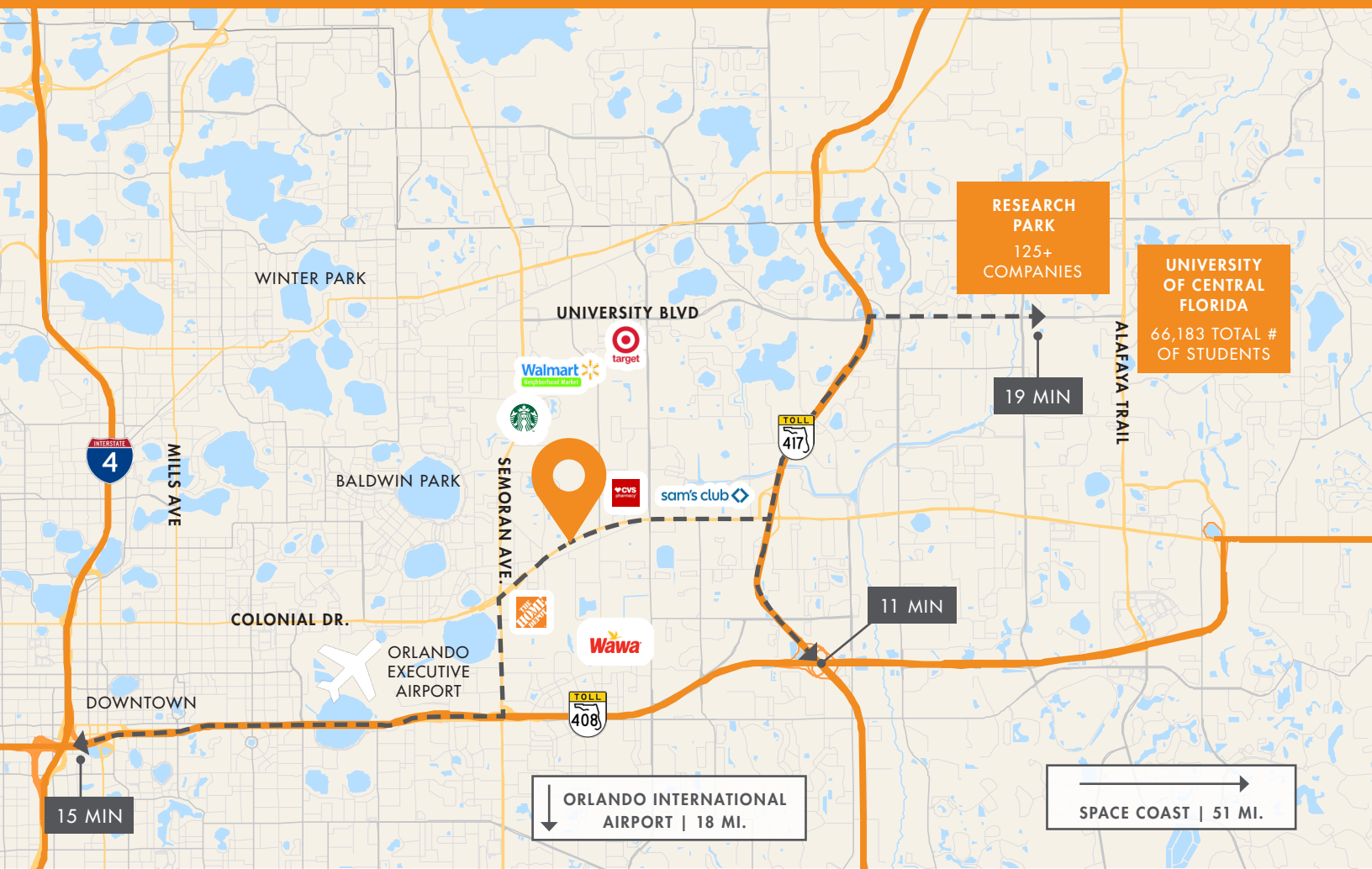
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**DETAILED SPEC SHEET AVAILABLE
UPON REQUEST**

POTENTIAL INCENTIVES:



A Foundry company, Maxis successfully negotiates incentives for companies throughout the globe representing a wide variety of industries from manufacturing to real estate development and more. Maxis Advisors works closely with partners across state and local economic development agencies and utility providers to negotiate attractive packages for their clients' site selection, relocation, expansion, and consolidation projects.

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