

**FOR SALE**  
**6,750 SF WAREHOUSE**  
**CLEAR SPAN / DOCK HIGH**

**GR**   
**Properties**  
Commercial and Industrial Real Estate

2650 PEMBERTON DRIVE, APOPKA FL 32703



**Sale Price: \$595,000 (\$88.15 psf)**

**Property Details:**

- 6,750 SF Warehouse
- 800 SF Office Space
- Clear Span
- (2) 10' x 14' Dock High Doors
- (1) 8' x 8' Drive in Door
- Zoned I-2/I-3 Industrial
- Near Intersection of Hwy 441 (N.OBT) and Hwy 414 (Maitland Blvd)
- Parcel ID: 30-21-29-6201-00-120 Orange County



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### PROJECT SUMMARY

2650 Pemberton Drive, Apopka, FL 32703  
Near Intersection of N.O.B.T. and Maitland Blvd. Hwy 414

#### **BASIC SPECIFICATIONS:**

SIZE:	6,750 square feet	WALL FANS:	Two
DIMENSIONS:	50' x 135'	RAIL:	No
LAND SIZE:	0.50 Acres	WATER/SEWER:	Provided by City of Orlando
OFFICE AREA:	800 sf	ZONING:	I-2/I-3, Industrial (Orange County)
TRUCK LOADING:	(2) 10' x 14' dock-high doors (1) 8' x 8' drive-in door	PARCEL ID:	30-21-29-6201-00-120
CEILING HEIGHT:	14' – 16' clear	PROP TAXES:	\$4,983.04 (2016)
CONSTRUCTION:		SALE PRICE:	\$595,000 (\$88.15 psf)
<u>Walls:</u>	Metal with insulated walls and ceiling		
<u>Columns:</u>	Clear span		
<u>Roof:</u>	Standing seam metal		
YEAR BUILT:	1986		
POWER:	120/240V, Single-phase, 200 Amperes		
SPRINKER:	No		
LIGHTING:	Fluorescent		

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