

ORLANDOLOGISTICSPARK.COM



Orlando Logistics Park at LeeVista

+/- 71 ACRES LOCATED IN ORLANDO, FL
25,000 - 350,000 SF spaces available

AMBROSE





MASTER PARK SITE PLAN

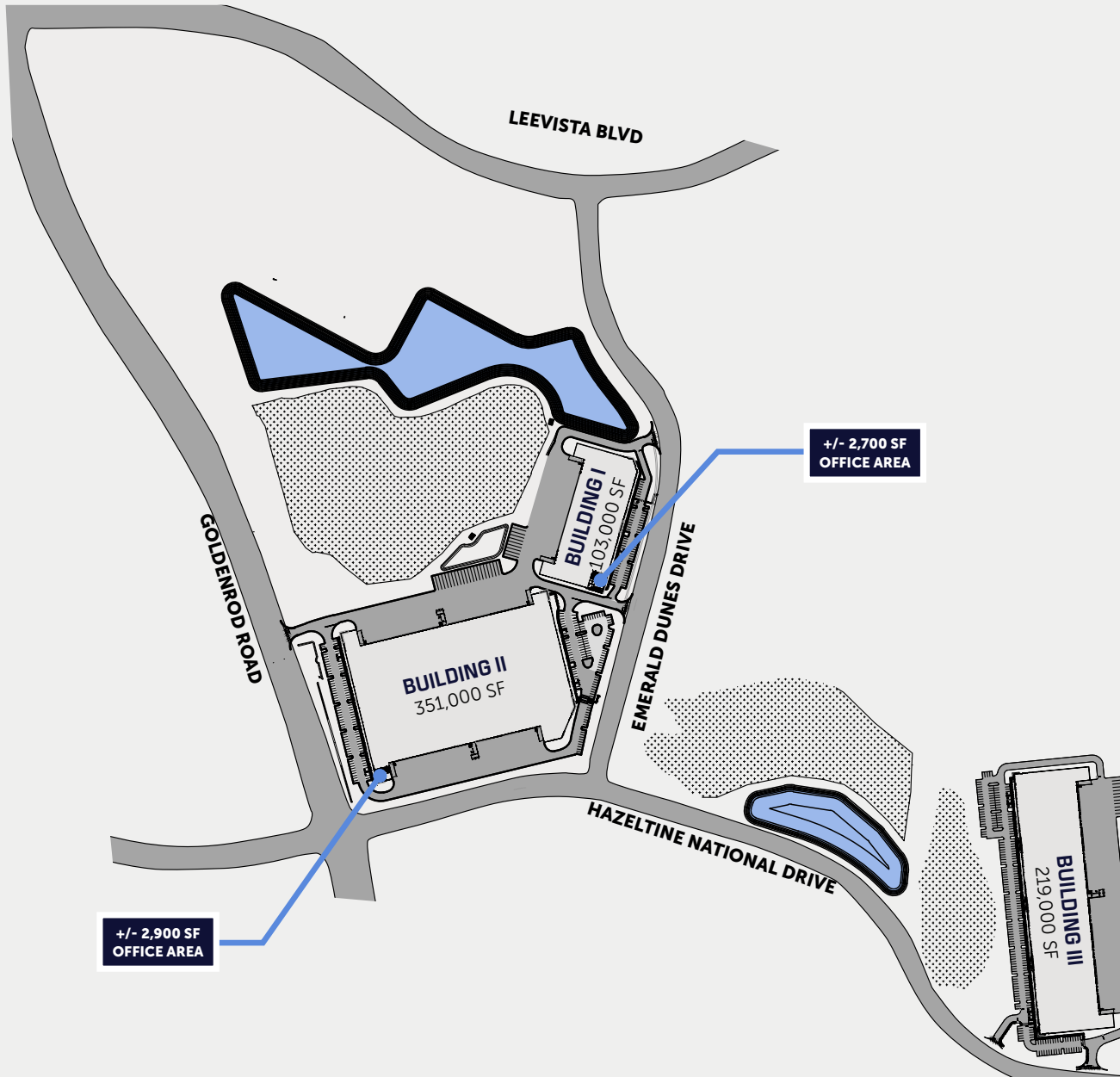
+/- 71 ACRES



BUILDING I: +/- 9.3 acres

BUILDING II: +/- 31 acres

BUILDING III: +/- 30.9 acres



Buildings I & II

AVAILABLE NOW

for Immediate Fixturing

Building III

NOVEMBER 2025

Available for Fixturing

WATER & ELECTRIC

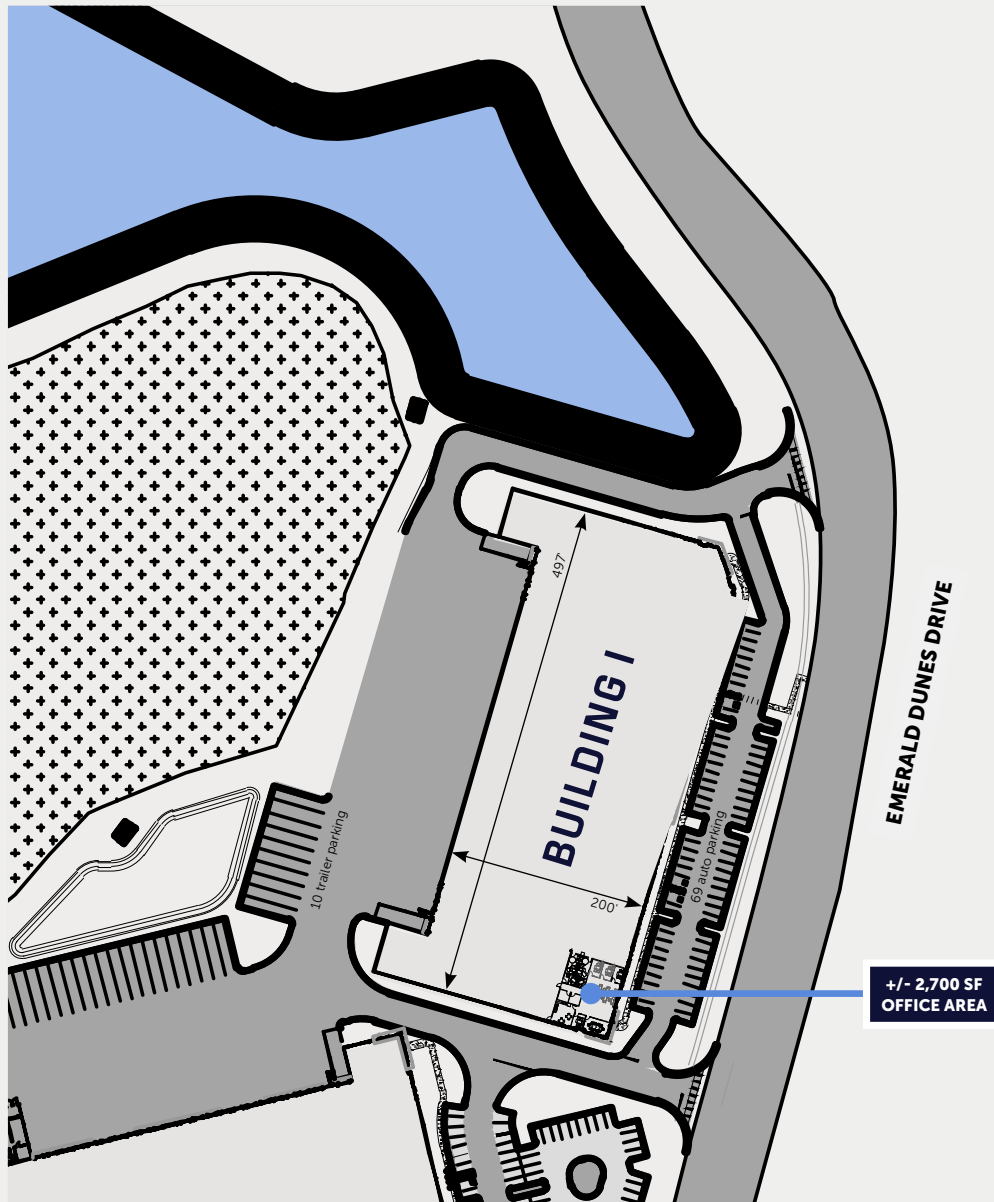
Orlando Utilities Commission

SEWER

City of Orlando

DATA

AT&T



+/- 103,000 SF

25,000 SF min. divisibility

+/- 2,700 SF office area

69 auto parking

10 trailer parking

32' clear height

54' x 46'8" typical bays

54' x 60' speed bays

24 docks

2 drive-in doors (12' x 14')

7" thick reinforced slab

Two 800-amp 480/277v three-phase power services (expandable)

AVAILABLE NOW

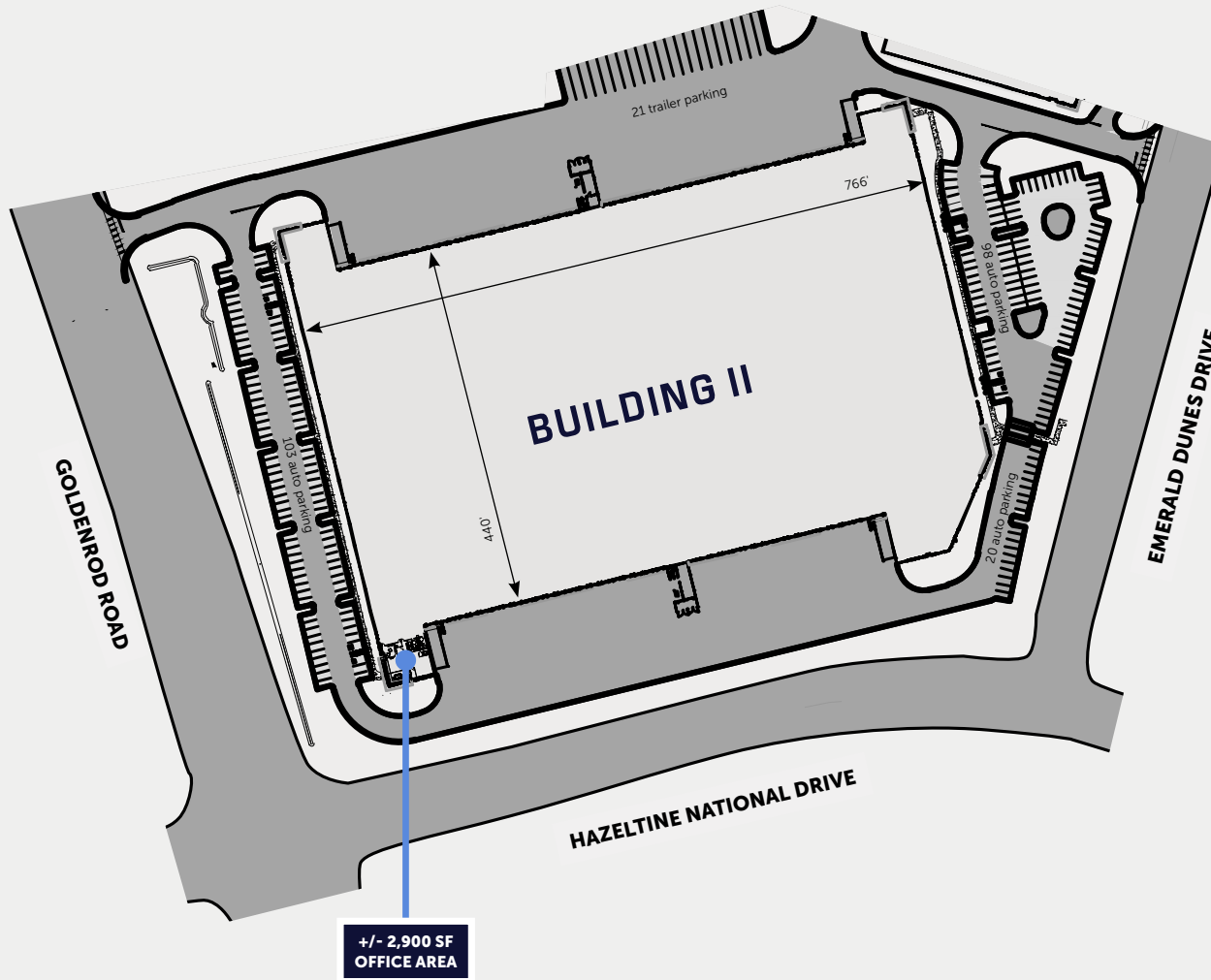
for Immediate Fixturing

SEEKING LEED® CERTIFICATION



+/- 2,700 SF

SPECULATIVE OFFICE



+/- 350,000 SF

175,000 SF min. divisibility

+/-2,900 SF office area

221 auto parking

21 trailer parking

36' clear height

54' x 53'4" typical bays

54' x 60' speed bays

79 docks

4 drive-in doors (12' x 14')

7" thick reinforced slab

Two 1,600-amp 480/277v three-phase power services (expandable)

AVAILABLE NOW

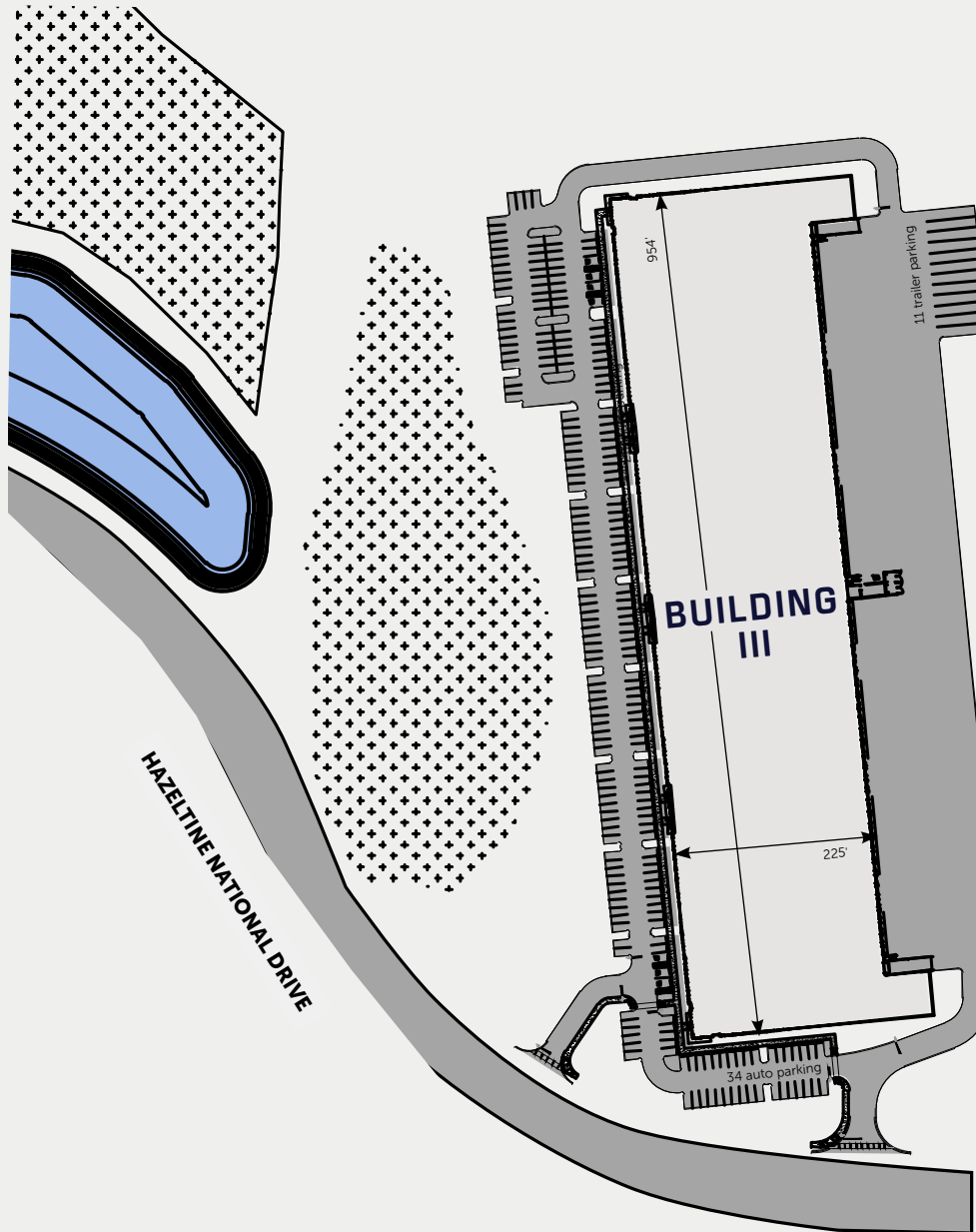
for Immediate Fixturing

SEEKING LEED® CERTIFICATION

+/- 2,900 SF

SPECULATIVE OFFICE





+/- 219,000 SF

36,000 SF min. divisibility

246 auto parking

11 trailer parking

32' clear height

54' x 55' typical bays

54' x 60' speed bays

52 docks

2 drive-in doors (12' x 14')

7" thick reinforced slab

Two 800-amp 480/277v three-phase
power services (expandable)

NOVEMBER 2025

Available for Fixturing

SEEKING LEED® CERTIFICATION

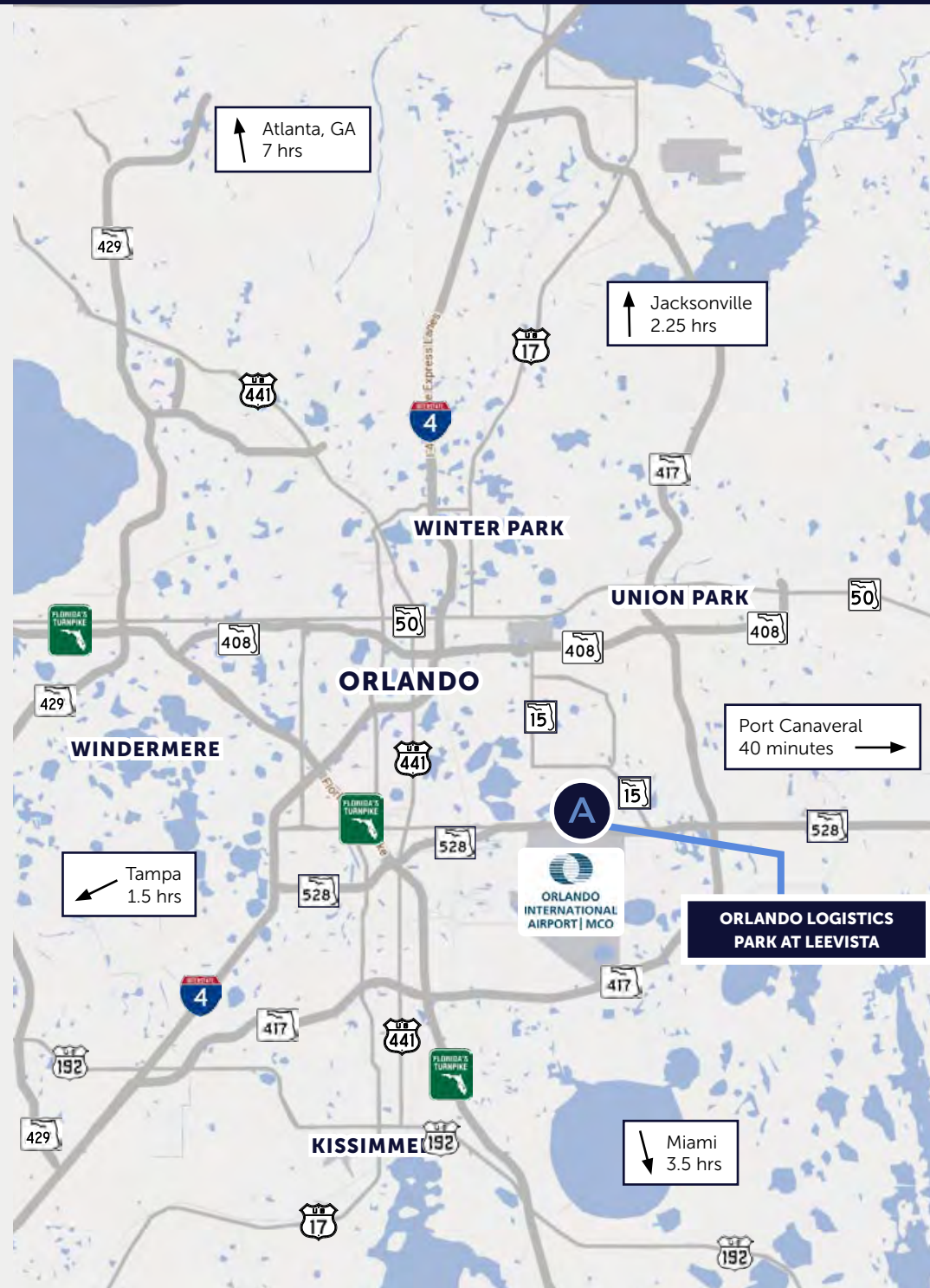
A

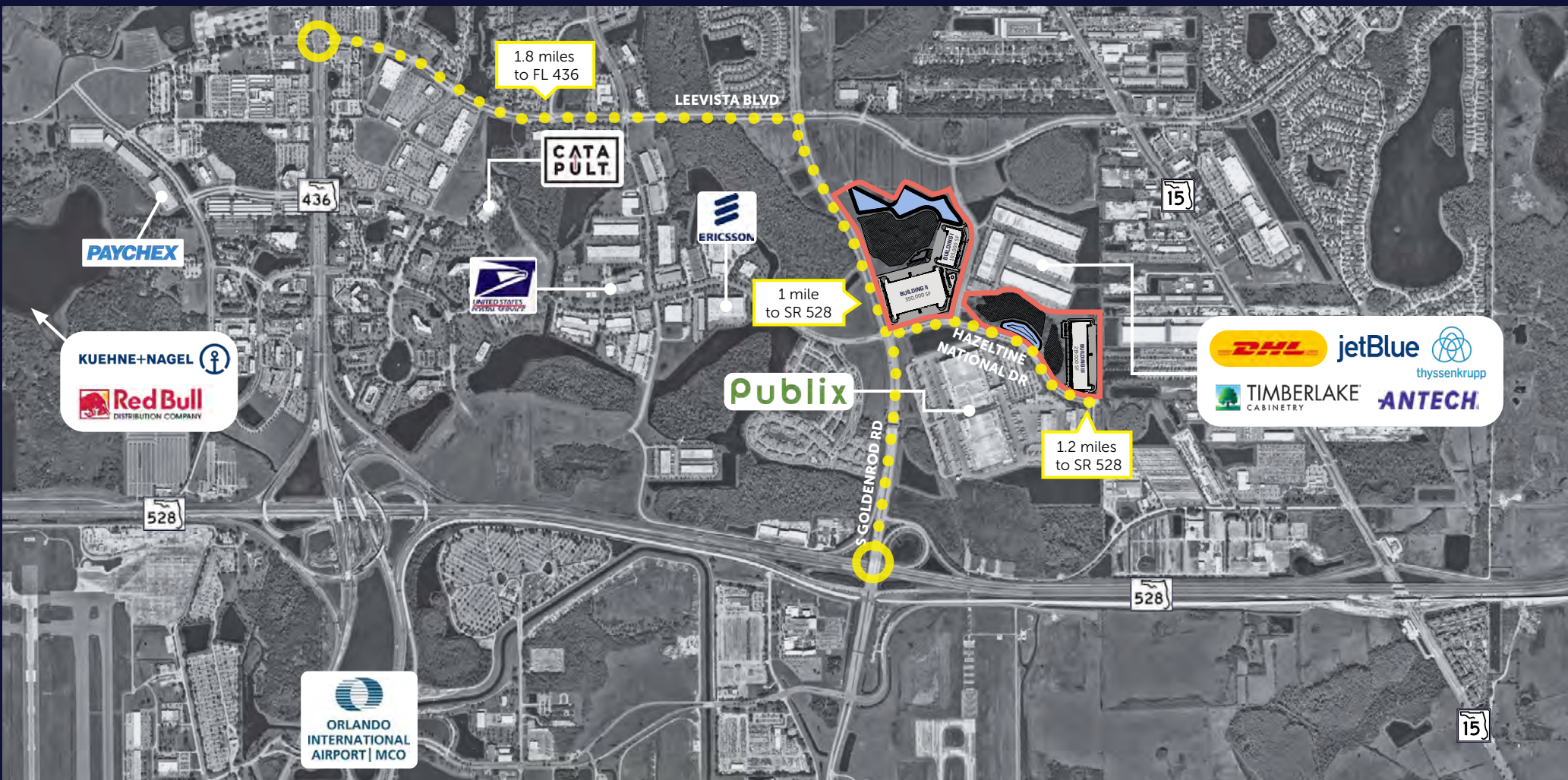
ACCESS, LABOR & ADVANTAGES

Situated directly north of the Orlando International Airport, **Orlando Logistics Park at LeeVista is comprised of three buildings offering a variety of building sizes to meet user needs with easy highway access to SR 528 and Florida's Turnpike.**

- Located in Orlando, Florida, Airport/Southeast submarket.
- Buildings are 2-4 minutes to SR 528 and approx. 12 minutes to Florida's Turnpike, which provides unparalleled access to central and Southeast Florida.
- **5-minute drive time to Orlando International Airport (MCO)**, one of the busiest airports in the nation with several cargo lines, including DHL Aviation, FedEx and UPS.
- Orlando has a population of over three million people and one million employees within a one-hour drive
- **Florida consistently ranks among the best states for business** thanks to its pro-business state tax policies, competitive cost of doing business and streamlined regulatory environment.
- Florida ranks as the **2nd largest foreign trade zone network in the U.S.**

Orlando offers **notable access** to other key state and U.S. markets.





Orlando Logistics Park at LeeVista

ORLANDOLOGISTICSPARK.COM

AMBROSEPG.COM/PROPERTIES

PAT WALSH

Senior Vice President, Investments, Ambrose
PWalsh@ambrosepg.com | 317.258.9561

DAVE LOUDENSLAGER

VP, Development & Florida Market Officer, Ambrose
dloudenslager@ambrosepg.com | 954.826.2306

MATTHEW E. SULLIVAN, SIOR, CCIM

Executive Managing Director, JLL
Matt.Sullivan@jll.com | 407.930.1802

BOBBY ISOLA, SIOR, CCIM

Executive Managing Director, JLL
Bobby.Isola@jll.com | 407.930.1804

AMBROSE

