

### **AVAILABLE FOR SUBLEASE**

## 4300 BULLS BAY HWY

JACKSONVILLE, FL 32219



# **BULLS BAY HW**



### **PROPERTY FEATURES**

4300 Bulls Bay Highway is located in Westside Industrial Park, Northeast Florida's largest industrial park. The area benefits from a close proximity to all major interstates, ports, intermodal, and the airport. The site has trailer storage capabilities, and the ability to expand the building to 601,353 SF. Sublease through 10/31/2027.

± 262,770 SF **Building Size:** Year Built: 1991 (Expandable to 601,353 SF)

Site Area: ± 20 Acres Bay Size: 26,075 SF

Office Area: ±7,309 SF Auto Parking: 118 / 4 Handicap

**Clear Height:** 27' Sprinkler: **ESFR** 

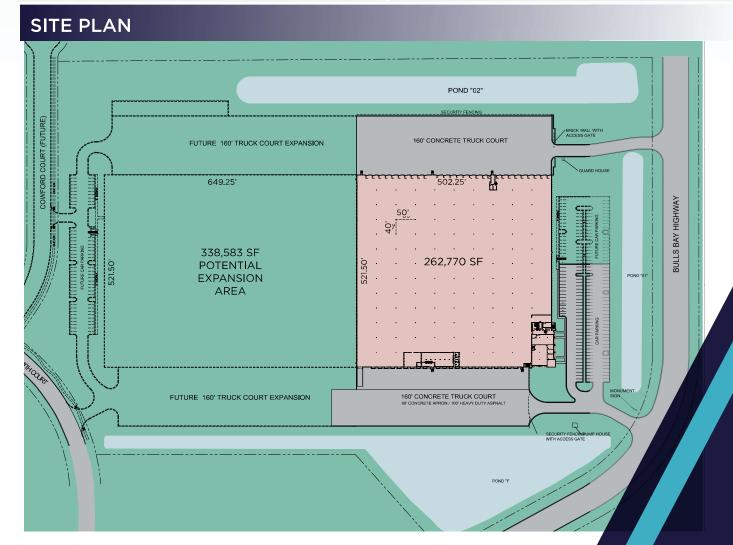
**Dock Loading:** 50 (10' x 10') **Truck Court:** 160'

**Drive-in Loading:** 1 (12' x 14') **Lighting:** LED

28 mechanical pit 2,000 AMP, 277 /480 V; **Dock Packages:** Power: 22 edge of dock levelers

3 Phase; 4 Wire

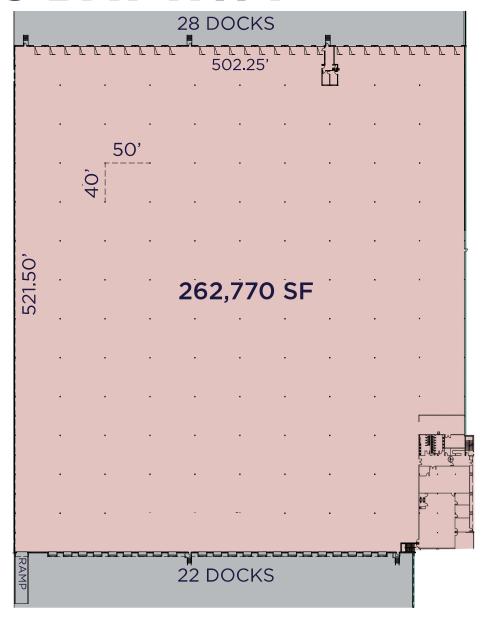
**Sublease Expires:** 10/31/2027

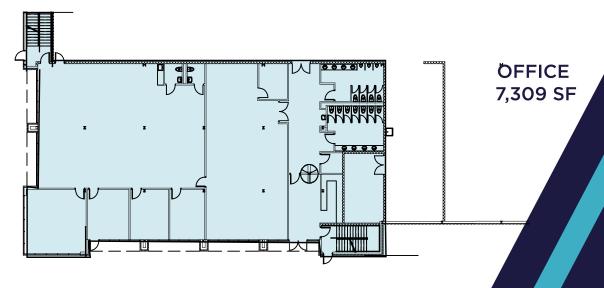


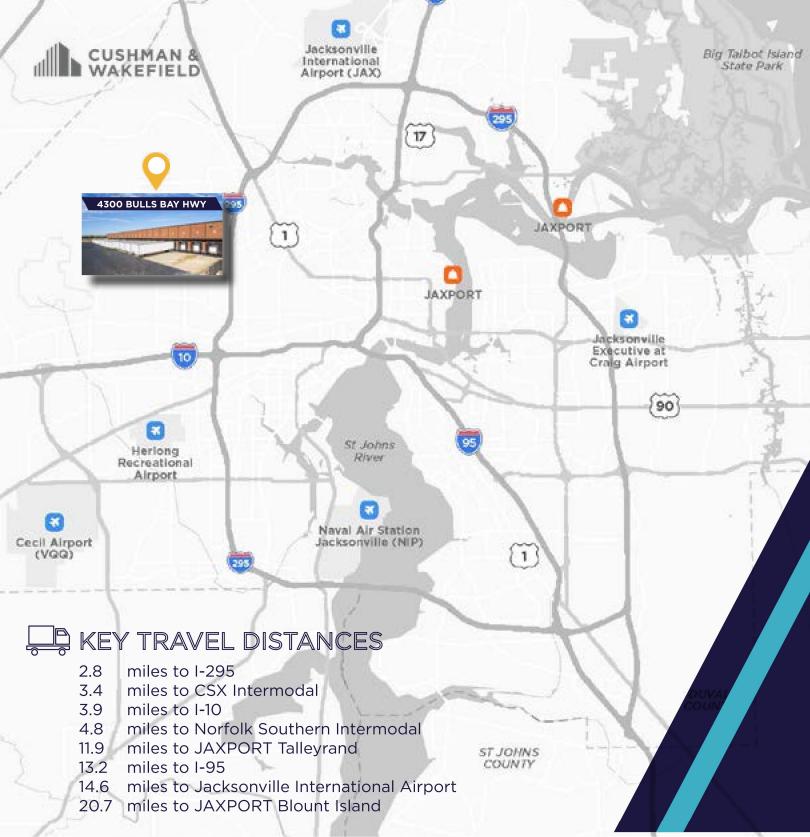




### **BULLS BAY HWY**







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