



GATEWAY

LOGISTICS CENTER



Gandy Blvd. &
Interstate 275



GREYSTAR®



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Site Plan



All buildings have a 15 ft finished floor elevation, and all truck courts have a 11 ft elevation.

Gateway Logistics Center is strategically located at the corner of I-275 and Gandy Blvd., one of the best sites in the heart of the Gateway submarket. The location provides **immediate access to the Howard Frankland and Gandy Bridges**. In addition to an excellent labor force, the location also benefits from proximity to:



3 separate I-275 interchanges within 3 miles



1 mile to U.S. Highway 19 N.



10 minutes to St. Pete/Clearwater Airport and only 20 minutes to TIA



6 miles to Downtown St. Petersburg

Building Specs



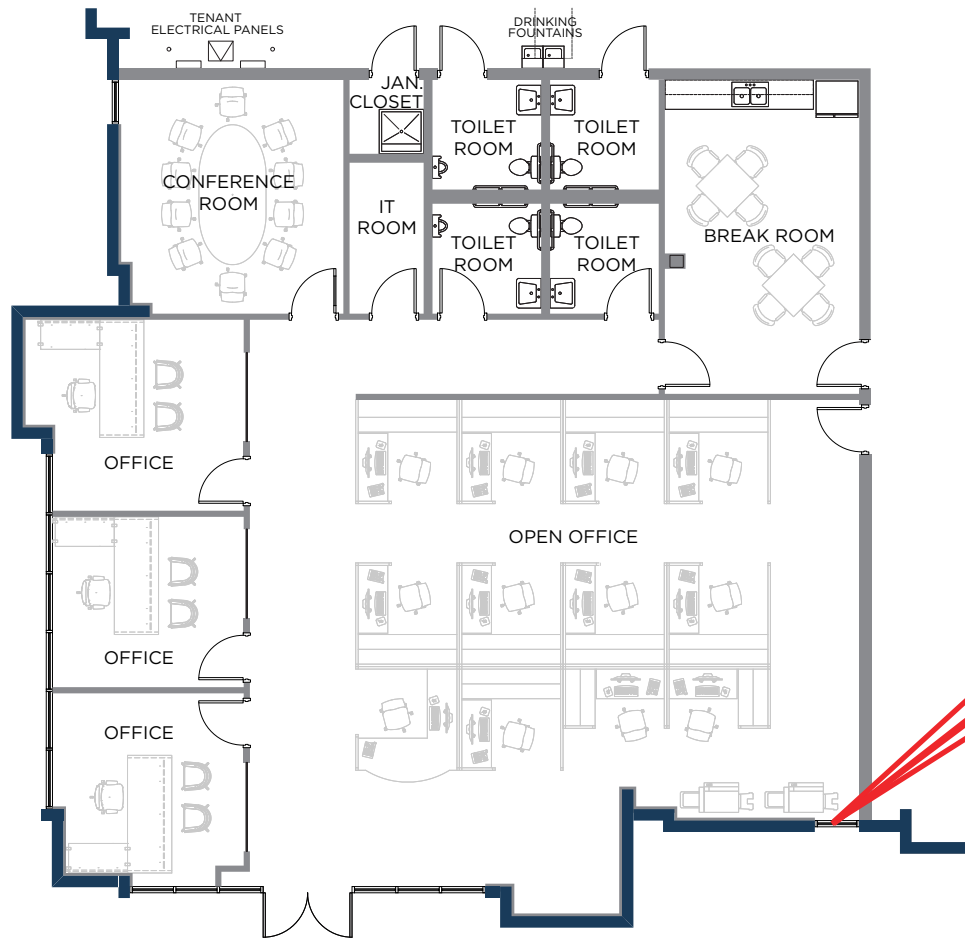
Building H	
Square Footage	20,000 - 146,539
Clear Height	32'
Building Dimensions	810'x180'
Loading	Rear-load
Truck Court Depth	130'
Car Parking	374
Parking Ratio	2.55
Dock Doors	51
Drive-in Doors	2
Construction	Tilt-wall
Roof System/Age	New, R19
Sprinkler System	ESFR
Column Spacing	54' x 54'
Slab Thickness	6"
Delivery	Available Now

Building C	
Square Footage	25,000 - 119,481
Clear Height	32'
Building Dimensions	594' x 200'
Loading	Rear-load
Truck Court Depth	120'
Car Parking	173
Parking Ratio	1.45
Dock Doors	37
Drive-in Doors	2
Construction	Tilt-wall
Roof System/Age	New, R19
Sprinkler System	ESFR
Column Spacing	54' x 54'
Slab Thickness	6"
Delivery	Q1 2026

Building B	
Square Footage	25,000 - 92,841
Clear Height	32'
Building Dimensions	512' x 180'
Loading	Rear-load
Truck Court Depth	120'
Car Parking	133
Parking Ratio	1.43
Dock Doors	31
Drive-in Doors	2
Construction	Tilt-wall
Roof System/Age	New, R19
Sprinkler System	ESFR
Column Spacing	54' x 54'
Slab Thickness	6"
Delivery	Q1 2026

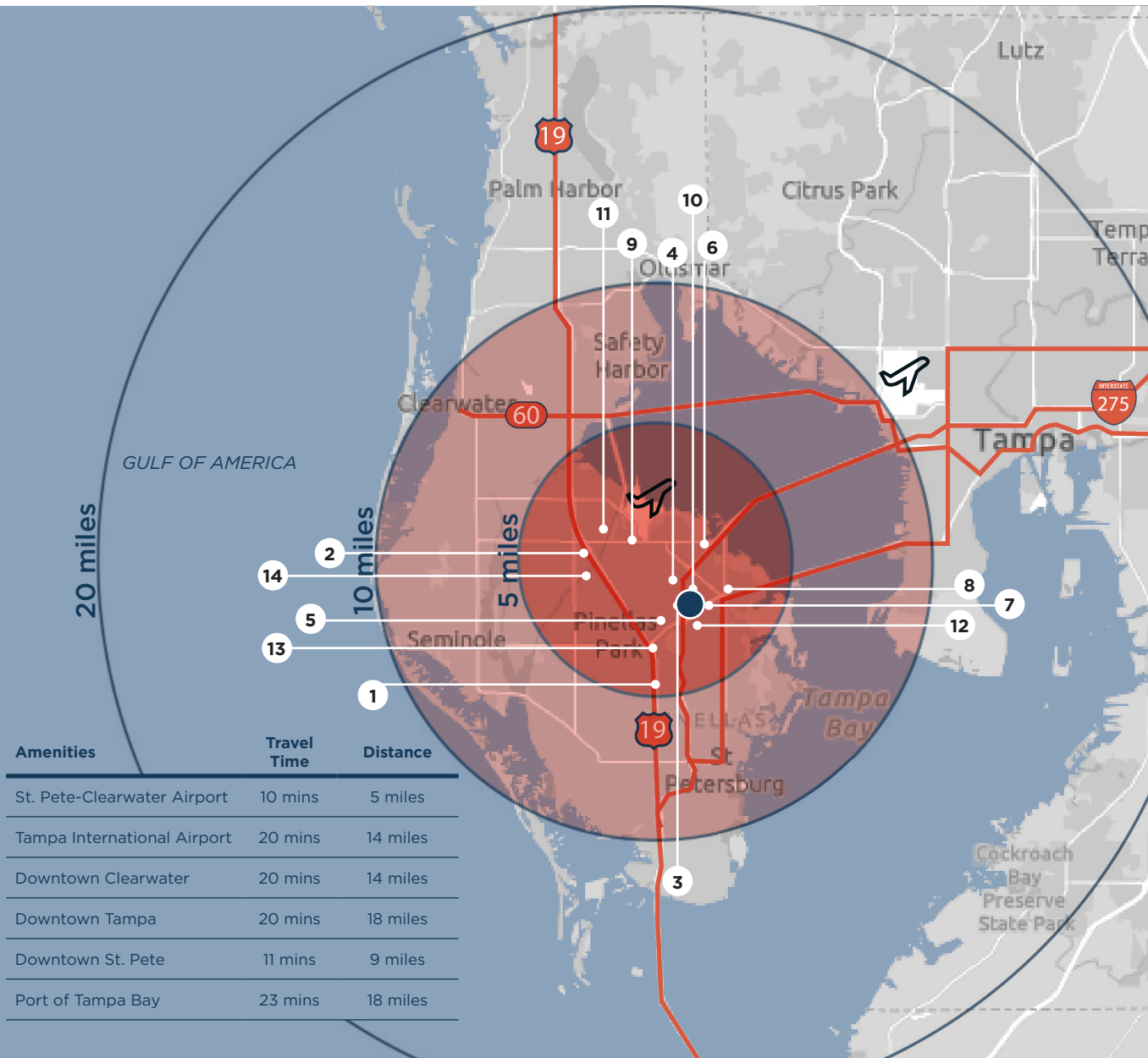
Building D	
Square Footage	25,000 - 119,481
Clear Height	32'
Building Dimensions	594' x 200'
Loading	Rear-load
Truck Court Depth	120'
Car Parking	169
Parking Ratio	1.41
Dock Doors	37
Drive-in Doors	2
Construction	Tilt-wall
Roof System/Age	New, R19
Sprinkler System	ESFR
Column Spacing	54' x 54'
Slab Thickness	6"
Delivery	Q2 2026

Office Floor Plan



Spec Office 2,918 SF

Location Overview



Corporate Neighbors

- | | |
|--------------------------|--------------|
| 1 Tesla | 8 Jabil |
| 2 Home Depot | 9 UPS |
| 3 Great Bay Distributors | 10 Omnicell |
| 4 Valpak | 11 Daiken |
| 5 Power Design | 12 FedEx |
| 6 Raymond James | 13 Amazon |
| 7 Lockheed Martin | 14 Honeywell |



Total Population

5 miles	243,359
10 miles	683,635
20 miles	1,655,382



Workforce

5 miles	206,808
10 miles	586,122
20 miles	1,392,346



GIVE US A CALL TO LEARN MORE ABOUT GATEWAY LOGISTICS CENTER



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